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Eastern Washington

June 18-24, 2026

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FREE ADMISSION ON FATHERS DAY!

Dads get free admission on June 21st

10 am-5 pm

• Tour the Museum Train •
• Local Railroad History •
• Visit the Restoration Center •
• Model Train Displays •
• Railroad Gift Shop •
• Ride our 2-foot Gauge Train •
• Walk Among Giant Railcars •

Built in 1910, a unique example of business railroad cars in early 20th century and is the oldest operational car in the country. Don't miss this chance for the young to see it for the first time, and the old to experience it one last time...the golden age of railroading!

Tour the Abraham Lincoln Car

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Inland Northwest Rail Museum

27300 Sprinkle Rd N • Reardan

(25 miles west of Spokane On Hwy 2 at Hwy 231 South)

509-796-3377

www.inlandnwrailmuseum.com

Tourism Support Provided by Lincoln County hotel/Motel Tax Funds

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Washers ..... $329 & up
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1994 BOUNDER MOTORHOME SERIES MODEL 34
86,600 original miles, 3 new batteries, runs good $6000. Also selling octagon shaped wood burning stove $400. Call Jerry 509-385-4282 Spokane

2016 LOWE SS 250 PONTOON BOAT
With Mercury 115hp & trailer, $30,000 or best offer. Call Randy, 509-482-5770 Spokane

REVERSE MORTGAGE
A Better Way to Retire! Call 208-762-6887. Local representative, free information. Larry Waters, NMLS #400451. Mutual of Omaha Mortgage, NMLS #1025894. (These materials are not from, or approved by, HUD or FHA. Subject to Credit Approval.) M00MR.1219.23. Equal Housing Lender. Serving Idaho & Washington

DO YOU NEED SUPPORT IN YOUR WEIGHT LOSS JOURNEY?
Come visit TOPS, Take Off Pounds Sensibly group on Monday evenings at 6:-15pm located at 1725 W. Courtland Avenue, Spokane 99205. Contact Coreen Harty at 509-869-6126

INW OUTDOOR DESIGN
Serving Spokane County, & Coeur d'Alene. Now booking: junk removal, yard cleanups, brush & debris removal, seasonal property cleanup, outdoor cleanup services. Family-owned local company providing honest, reliable service & helping our community keep properties looking their best. Call today to get on our schedule, 509-434-6551 Spokane

ENJOY THIS SUMMER AT CLEAR LAKE PINES BEACH CLUB
Cute 10x22' cabin with covered porch with insulated walls, kitchen cabinets, double sink, power & hook-ups for a stove & hot water. Includes a large 12x20' storage shed with power, plus an additional metal shed with power. Full hookups for motorhomes, shared 2 party well access & seasonal park water. Just a 5 minute walk to beach access, fishing dock, boat launch, swimming area & playground, $145,000. Call Rust Brown, 509-979-5886 Amplify Real Estate

2003 HARLEY DAVIDSON HERITAGE SOFT TAIL CLASSIC
100 Anniversary edition, 17,000 miles, never been down, always garaged, lots of extras. Plus 6x10' cargo trailer all set up to haul motorcycle $15,250. 509-994-0029 Spokane

LOVE BIRDS
$250. Cage 51x36x18, $250. Call or text, 509-537-8018 Kennewick

2019 NISSAN NV200 SV
116,955 miles, nice van, $14,169. Come test drive today! Globe Motors, 3711 E. Sprague, Spokane. www.GlobeMotorsUSA.-com Call/ text: 509-712-3057

LA PICA CHICA CANDIES ARE AVAILABLE AT THE TROVE! YUM!
Stop by & treat yourself, then browse three floors of treasures & other collectibles! Large selection of books, gifts, music, candy, tools, vintage, jewelry, toys, glass, coins, knives, signs, automotive items, ephemera, video games, vinyl records, cassettes, CDs & so much more! Garland Treasure Trove, 811 W. Garland, Spokane. Stop in & find a treasure! Reg. hours: Tues-Sat., 11am-5pm. 509-863-9738 Spokane

CASH FOR WATCHES
Buying men's wristwatches. Honest, discreet collector paying cash for Omega, Rolex, Seiko, etc.; also buying watchmaker tools, parts, broken watches. Dan 509-220-1878

1991 14FT LIVINGSTON FISHING BOAT & SHORE LANDER TRAILER
Two stroke 35hp Mercury outboard motor. 2hp Honda 4 stroke. Tandem steering, fully enclosed, removable top & sides. Brand new tires, put on the trailer June 12, $4200 cash only. Call or text, 509-701-6905 Spokane

NEED CASH? BUYING OLD SILVER DOLLARS & COINS
Also gold, scrap & dental gold. Call or come in for a free quote or questions. 641 W Garland, Spokane. www.RedLineCoins.com 509-327-9402

THE ESTATE SALE PEOPLE
Thursday, Friday & Saturday, June 18, 19 &20, 9am-3pm, 624 W. 5th Street, Cheney. Customer/ father's day celebration! Ammo, knives, dog toys, gunsmith, reloading, safes, new jackets, housewares. All must go, don't miss this sale!

GLEN WILLOW COMMUNITY GARAGE SALE
37th Avenue & Freya on Spokane's South Hill. Friday, June 19 & Saturday, June 20, 8am to 3pm. Huge variety at individual homes

AKC REG. CANE CORSO PUPPIES
Almost all colors, males & females available, black, black/ brindle blue, blue/ brindle, blue fawn, ready June 17, $2000. 509-475-1501 Springdale

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Call for Details!

INVESTOR SPECIAL
OPEN HOUSE: Sat. June 20 •11am-2pm
2920 N. Regal, Spokane

2 Bed, 1 Bath, 1 Level Living
• Enormous Primary Bedroom
• Backyard with Fruit Trees
• Carport & Detached Garage
• Build a Shop or ADU!

TWO LOTS!
NEW PRICE! $279,000

GARAGE/ ESTATE SALES, EVENTS & AUCTIONS

NORTH CENTRAL HIGH SCHOOL CLASS REUNION
Pot Luck, all classes invited, Saturday, June 26, 11am-2pm at Corbin Senior Center, 817 W. Cleveland, Spokane. Questions? Call 509-924-2808 Spokane Valley

BUYING ESTATE CONTENTS
www.AbesDiscount.com for details, 509-939-9996, Spokane. Also buying old stuff. Call for flyer or see www.IBuyOldStuff.com Fair, honest & baloney free

GLEN WILLOW COMMUNITY GARAGE SALE
37th Avenue & Freya on Spokane's South Hill. Friday, June 19 & Saturday, June 20, 8am to 3pm. Huge variety at individual homes

WE BUY BOOKS! MODERN TO ANTIQUE
We specialize in the rare & unusual, most genres & subjects wanted, comic books too! House calls available for larger collections. Call 509-863-7040. Giant Nerd Books, 607 W. Garland, Spokane

THE ESTATE SALE PEOPLE
Thursday, Friday & Saturday, June 18, 19 &20, 9am-3pm, 624 W. 5th Street, Cheney. Customer/ father's day celebration! Ammo, knives, dog toys, gunsmith, reloading, safes, new jackets, housewares. All must go, don't miss this sale!

LIBERTY LAKE YARD SALE
Friday, June 19 & Saturday, June 20, 8am-4pm. S. 616 Liberty Circle. Great selection of vintage glassware, collectibles & household items. Fishing poles, tents, Coleman compact camp stove, yard decor, planters, plants, vintage Samsonite luggage, linens, classic books, art, jewelry, new small appliances, antique dolls, LPs, lots of $1 items & much more!

THE OWENS GALLERY ESTATE SPECTACULAR
1514 S. Flint. Thursday & Friday, June 18 & June 19, 9am-3pm. Three new estates just arrived! PLUS the continuation of Quality Estate Personal Property from many other Lifetime Estate Collections. "The Gallery is overflowing". An unbelievable collection of goodies, priced & ready to sell. An endless shopping adventure. Loaded with an Amazing Selection of Quality Furniture, Furnishings, Home Decor, Leather, Antiques/ Collectibles. Fine Art, Native American Beadwork/ Leather/ Clothing. More Neon Beer Signs, Mirrors, & Advertising. Seeburg Select-o-Matic 100 Juke Box, Antique Microscopes, 18th & 19th Century Water Colors & Engravings, Murano, Tiffany Style Lamps, Burled Root Furniture, Patio, Art Glass, Villeroy & Boch, Spode, Tiffany, Bronze Sculptures, 4 ft Radiant Home Cast Iron Parlor Stove, Gold & Silver Jewelry, China/ Porcelain, Glassware, Waterford. Loads of Sports, Clocks, More Art than anywhere in the Inland Empire! Books, Phonographs, Radios, More Tools, Snow Blowers, Industrial Meat Slicers, Cider Press, Browning Droptine Safe, Wilson Air Hockey, Premier Foosball, Camping, More Carpets, Asian, Display Cases, Tiffany Style Lamps, Vintage Movie Posters, More Taxidermy, Western Art, Ethnic Collection, Soapstone, Cloisonne, Trade Beads, Fur Coats. Over 10,000 square feet of quality estate personal property. We have added more & more, with loads of surprises. Our new location, 1514 S. Flint Rd, Airway Heights. The Triumph Building off Hwy 2 next to the Rusty Moose. Please view 100 photos at www.OwensAuction.com 509-891-9935

BUYING VINYL MUSIC RECORDS, LPs, ALBUMS & AUDIO EQUIPMENT
Buying vinyl records, CD's, cassette tapes, & collections, 33/45/78 RPM, all genres. Don't hesitate to text or call. Will travel. Joel, 509-710-3749 Spokane

FINAL TWO DAY MOVING MISCELLANEOUS SALE
This Friday & Saturday, June 19 & 20, 9am-4pm. 6215 E. Willow Springs Road off Palouse Hwy. Auto parts, tools, collectibles, trucks, old farm equipment, more! Make offers, cash only!

INLAND NORTHWEST RAIL MUSEUM IS OPEN FOR THE SEASON!
Open Thursday, Friday, Saturday & Sunday, 10am-5pm. Ride our 2' gauge train, learn the history of Inland Northwest Railroading, view memorabilia, drive a railroad spike, see model trains run, tour the museum train & have fun! 27300 Sprinkle Road, Reardan. 25 miles West of Spokane on Hwy 2 at 231 S. 509-796-3377 www.InlandNWRailMuseum.com

MEAD AREA GARAGE SALE
Thursday June 18 & Friday June 19, 8:30am-5pm, 15215 N. Hunters Pointe Road. Lots of household items, bedding, clothes, outdoor items, plant pots, zero gravity chairs & car ramps. Cash only!

BIGFOOT RECORDS IN THE GARLAND DISTRICT HAS 2000+ NEW VINYL
Records & CDs in stock, as well as used vinyl, CDs, cassettes, stereo equipment & clothing! Always buying, willing to travel to you! Now open 7 days a week! Monday-Saturday, 10am-5pm; Sundays, 10am-3pm. 905 W. Garland Avenue, Spokane. Store, 509-325-0486; Mike cell, 509-342-6208 Spokane https://BigFootRecordsSpokane.com/

LA PICA CHICA CANDIES ARE AVAILABLE AT THE TROVE! YUM!
Stop by & treat yourself, then browse three floors of treasures & other collectibles! Large selection of books, gifts, music, candy, tools, vintage, jewelry, toys, glass, coins, knives, signs, automotive items, ephemera, video games, vinyl records, cassettes, CDs & so much more! Garland Treasure Trove, 811 W. Garland, Spokane. Stop in & find a treasure! Reg. hours: Tues-Sat., 11am-5pm. 509-863-9738 Spokane

FARMERS MARKET STARTS JUNE 7 EVERY SUNDAY 11AM-4PM
Clayton Community Fair Grounds, locally grown, raised & made; plants, produced soaps, jewelry, wood items, coffee beans & so much more; lunch & ice cream available

ABANDONED VEHICLE AUCTION
Agri-Fix 6928 Rd L NE, Moses Lake. Auction Friday, June 19. Preview at 9am, bidding starts at 10am, starting bid is minimum $200. 509-765-1315

HAYDEN PRE-SALE OF NEXT MONTHS GARAGE SALE
Way to much to display & sell then, to my neighbors relief! So, I'm having an early in-house sale now. Call 208-771-0456 for address to view, Hayden area. Large inventory from vintage store closure & partial estate sale. All, and I mean all, to be sold. Great bargains. Large, fancy mahogany china hutch, mahogany table with 6 chairs, other tables & chairs, many small tables, rocking chairs, chests of drawers, dressers with mirrors, many new & cheap decorator pillows, hundreds of vintage crochet, lace & other table cloths, pillow cases, doilies, runners, chenille bedspreads, quilts, older collectible pottery, china, crystal & silverware. Patio furniture also. Everything is clean & ready for personal use or to resell. Please bring help to move & load heavier pieces. Bring lots of cash. I'm a serious seller. Hayden

509-922-3456

SALES & AUCTION INDEX

SALES & EVENTS

June 18 & 19 8:30am-5pm	Mead Area Garage Sale	15215 N. Hunters Pointe Rd, Mead
June 18, & 19 9am-3pm	The Owens Gallery Estate Spectacular	1514 S. Flint, Airway Heights
June 18 & 19, 9am-3pm, & June 20, 9am-1pm	The Estate Sale People	624 W. 5th St., Cheney
June 18, 19, 20, 21, & 22, 9am-5pm	Huge Warehouse Estate Sale	3038 E. Trent Ave Door B, Spokane
June 19, 9am-3pm June 20, 9am-2pm	PV Estate Sale	4218 S. Stonington Lane, Spokane
June 19 & 20, 9am-4pm	Final Two Day Moving Miscellaneous Sale	6215 E. Willow Springs Rd, Spokane
June 19 & 20, 8am-3pm	Glen Willow Community Garage Sale	37th Ave & Freya, Spokane
June 19 & 20, 10am-5pm	Adopt An Antique Doll Sale	114 E. 3rd Ave, Moses Lake
June 19 & 20, 8am-4pm	Liberty Lake Yard Sale	616 S. Liberty Circle, Liberty Lake
June 19 & 20, 9am-4pm	Extremely Clean South Hill Estate Sale	204 W. 33rd Ave, Spokane
June 19, 20, & 21 8am-5pm	Coulee City Yard/Estate Sale	36875 Road J Northeast, Coulee City
June 19, 20, & 21 8am-5pm	Large North Spokane Yard & Garage Sale	6419 N. Howard St, Spokane
June 20-28, 9am-5pm	Huge Spokane Valley Yard Sale	6907 E. 2nd Ave, Spokane Valley
Ongoing	Audri's Attic OnlineEstate Sale	www.AudrisAttic.com

AUCTIONS

June 18, 12pm	Okanogan	Randy's Towing #5244	2135 Elmway
June 18, 12pm	Spokane	Cloverleaf Abandoned Vehicle Auction	3927 E. Wellesley
June 18, 12pm	Spokane	River City Recovery & Towing Abandoned Vehicle Auction	3927 E. Wellesley
June 18, 12pm	Brewster	Abandoned Vehicle Auction	25899 Hwy 97 S.
June 19, 10am	Moses Lake	Abandoned Vehicle Auction	6928 Rd L NE
June 22, 11am	Quincy	Abandoned Vehicle Auction	401 F St SW, Quincy
June 24, 12pm	Spokane	Nelson's Towing Auction	808 E. Houston Ave
June 25, 12pm	Okanogan	Randy's Towing #5244	2135 Elmway
June 26, 12:30pm	Spokane Valley	Recovery Masters Washington	13417 E. Trent
June 26, 12pm	Spokane Valley	Reliable Towing East Auction	13417 E. Trent
June 18, 12pm	Brewster	Abandoned Vehicle Auction	25899 Hwy 97 S.

CLIP & SAVE • IN PRINT & ONLINE EVERY THURSDAY

the Exchange

Call: **509-922-3456 or 800-326-2223**
Text: **509-922-3456**
5111 E. Trent Ave. Spokane, WA 99212

GARAGE/ ESTATE SALES & EVENTS

ADOPT AN ANTIQUE DOLL SALE
At 3rd Ave Antiques in Moses Lake. Hundreds of antique dolls, special pricing, one weekend only! Saturday, June 19 & 20, 10am-5pm. 114 E. 3rd Avenue, Moses Lake

CRAFTY VINTAGE FAIR AT CLAYTON FAIRGROUNDS
Saturday, June 27, 10am-6pm & Sunday, June 28, 10am-4pm. 4616 Wallbridge Road, Clayton. Vendors include vintage, crafts & personal vintage collections, with food too! Free admission as event planners wanted you to have more cash for the good stuff!

YOU'LL FIND GREAT LUNCH SPECIALS AT CHINESE GARDENS!
Come see us at 5207 E Trent, Spokane. Or call in your order 509-534-8491. We're open 6 days a week, closed on Tuesdays

RELIABLE TOWING EAST AUCTION
13417 E. Trent, Spokane Valley. Friday, June 26, viewing at 11am, auction at 12pm. 2017 Dodge Journey, 2009 Cadillac STS, 2020 Jeep Cherokee, 2018 Ford Escape, 2008 Chevy Trailblazer, 2001 GMC Yukon, 2006 Toyota Corolla, 2013 Hyundai Elantra, 2012 Subaru Legacy, 2007 Lincoln MKX, 2002 Toyota Highlander, 2011 Chevy Impala, 2014 Ford Taurus

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Also gold, scrap & dental gold. Call or come in for a free quote or questions. 641 W Garland, Spokane. www.RedLineCoins.com 509-327-9402

COULEE CITY YARD/ ESTATE SALE
Friday through Sunday June 19-21, 8am-5pm. 36875 Road J Northeast, Coulee City. Come & join us, lots of miscellaneous items & yard equipment. Cash only!

ABANDONED VEHICLE AUCTION
Quincy Towing Inc. 401 F St SW, Quincy, WA, 98848. Monday, June 22, 2026. Viewing at 10am, auction at 11am. Auctioning a 2000 Mazda MPV mini van & a 2005 Dodge Grand Caravan. #5001

PV ESTATE SALE
4218 S. Stonington Lane, Spokane. Friday, June 19, 9am-3pm & Saturday, June 20, 9am-2pm, main floor & garage, stain glass windows: large 16x64, two side panels, collection of Fostoria American serving pieces, two rare 1800 cranberry Epergnes, silver candlesticks, Victorian hanging cranberry lamp, colored blown glass kings crown punch bowl, Shirley Temple blue glass, vintage cobalt blue bubble glass pitcher & stumblers, unique collection of butter pats, antique restaurant china, Davenport silver tray, silver tea/ coffee service with tray, napkin rings Waterford crystal, silver parlor tray crystal scotch set, 4 framed antique hand tinted fruit 1832 art, marble top side table, large set with serving pieces England, Johnson Bros. The Friendly Village, Kay Finch 1940's ceramic figurines, nice modern furniture, fabric sofa, electric recliner, decorative wood storage carnet, king metal bed frame, quality matching office furniture, desk, storage cabinets, small display cabinet, small bar with glass rack, two 100% wool modern area rugs, asian camphor chest 1960's, maple water bench, large family table chairs & bench, kitchen two colored Pyrex bowl sets, art pottery, set of five bauer mixing bowls, baking pyrex pots & pans, Griswold skillet, flat ware, utensils, useable food pantry, Fiesta ware, daily dishes, birch items from the Oregon coast, Beanie Babies have surfaced, garage, exercise bike Nautilus R 618, garden, potting cabinet, few tools, gas Weber BBQ, garden art & tools, patio fire chiminea, granite ware metal file cabinet, oak book shelf, small display shelf, large Kerr jars, patio table with 4 chairs, four drawer green storage cabinet, two secretaries, black & maple; kitchen items, Christmas ornaments & decorations, large ceramic Santa, Halloween pumpkins. Interesting clean fun sale! Now selling our Penny's organic jams. PV

DISCOVERY SHOP CAN HELP WITH YOUR SUMMER ENTERTAINING
Needs. Shop for clothing, accessories, jewelry, seasonal items, housewares, collectibles, gifts & more! Discovery Shop, 805 W. Garland Avenue, Spokane. 509-328-9373

OUR DIECAST INVENTORY NEEDS TO MAKE WAY FOR NEW! AT
Over The Moon Relics we have fresh Pressed Steel & Diecast to bring in, but we need to clear out some room first! From Saturday, June 20 to Saturday, June 27, we will have multiple items on sale! 25% to 50% off Danbury & Franklin Mint. Johnny Lightning, Matchbox, & Hot Wheel blisters are 15% off. Tonka Jeeps are on sale for $45 each & Atlas Dinky vehicles are $5 off. We gotta clear out the existing for the fresh to move in! We look forward to seeing our diecast collectors in the store, you are not going to want to miss this event! Thank You for your unwavering support of our small shop & for being a member of our store family! Our regular hours: closed Monday; Tuesday to Thursday 12pm-5:30pm; Friday 12pm-6pm; Saturday 11am-5pm & Sunday 1pm-4pm. See you soon! 604 W. Garland Avenue, Spokane. 509-998-7660

LARGE NORTH SPOKANE YARD & GARAGE SALE
Friday, June 19 to Sunday, June 21, 8am to 5pm. 6419 N. Howard St, Spokane. Power & hand tools of every kind & size, crossbow, smoker, furniture, hunting equipment, snowshoes, table saw, bandsaw, freezer & many, many more items!

CONSIGN NOW FOR OUR NEXT ONLINE AUCTION JULY 3 TO JULY 8
Preview days July 2, 3 & 4. Already consigned 1995 Int'l St. Ambulance, 126,040 miles, 5962 hours; 2001 Navi Fire Truck, 17,641 miles; 2017 Seadoo Spark Jet Series & miscellaneous vehicles. Auction Northwest is always accepting consignment of equipment, vehicles, tools, ATVs, building supplies, trailers, RVs, farm implements, surplus & more. Unsure if we will consign something? Just give us a call! We strive to provide a great experience & trusted service to both consigners & buyers with our Online Equipment Auctions. We are located at 3156 N. Beck Road, Post Falls, Idaho. Open Tuesday through Friday, 8am-4pm. Contact info@auction-nw.com or call 208-994-6003. To register & see photos: www.AuctionNorthwest-LLC.HiBid.com

HUGE WAREHOUSE ESTATE SALE
Furniture, twin hide-a-bed, bookcases, mattress set, housewares, home & wall decor, beer mirrors, stained glass, wrought iron decor, galvanized, large crock, many antique & vintage collectibles, old pen vending machine, old radios, jewelry, old typewriters, metal art, metal signs, lots of framed prints, pictures & artwork, tins, kitchenwares, knives & gadgets, cast ironware, cookware, bakeware, candlewares, craftwares, blankets, quilts, bedding, linens, glassware, knick knacks, brass & copper ware, hats, old & new toys, many old books, electronics, camping, fishing, hunting, full turkey mount, horns, Coleman lanterns, outdoor, yard art, garden, patio ware, a few tools, generator, gas auger, garage/ shop hardware, get'er done stuff, Honda Trail 90, storage cabinets, shelves & chests, clothes, shoes, Christmas, archery bows, air soft, paintball, BB, pellet guns & accessories, swords & knives too, etc. Much much more! Stuff everywhere, old & vintage to modern & always a treasure to be found. This sale will run 5 days starting Thursday, June 18 through Monday June 22, 9am-5pm. Cash only. Sunday is bargain day, all items under $100 are 1/2 price, absolute best deal on rest! Monday is $1 table day, all items on or under marked tables $1 or less. 3038 E. Trent Avenue, Door B, Spokane. Please Facebook your friends & tell your neighbors about this sale too. Watch for the pink signs!

RECOVERY MASTERS WASHINGTON
13417 E. Trent, Spokane Valley. Friday, June 26, viewing at 11:30am, Auction at 12:30pm. 2006 Chevy Cobalt

EXTREMELY CLEAN SOUTH HILL ESTATE SALE
204 W. 33rd Avenue, off Bernard, Spokane. Come visit us this Friday & Saturday, June 19 & 20, 9am-4pm both days & don't miss half price Saturday! This home has had the same family living here for over 50 years, no smoking or pets! Lots of mid Century & vintage furniture, art, women's clothing, sewing supplies & fabric, ping pong table, chest freezer, vintage refrigerator, plants, vintage kitchen, ladies clothing from the last five decades, VHS, TVs from every era, lamps, record players, vintage Christmas, toys, collectibles & so much more! We take cash & cards. Visit www.AudrisAttic.com for pictures & more details. Watch for the pink signs!

ESTATE FURNITURE VINTAGE ITEMS
Maytag washer & dryer, commercial rated 20cu.ft upright freezer, love seat with twin hide-a-bed, micro fiber recliner sofa, yard & garden metal art & decor, RV size recliner, La-Z-boy swivel, rocker recliner, Lane blanket chest, painted farmhouse vintage furniture, Grandfather clock, floor lamps, day bed with trundle bed & 2 mattresses, curio cabinets, sofa tables, end tables, oak student desk with chair. Visit our store full of ideas today! Red Barn Second Hand, 490 W. 2nd Avenue, Colville. Monday-Saturday, 9am-5:30pm. 509-684-8995

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Efficient. Effective. Exceptional.

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Distribution Manager: Anne Gochnour

Classified Ad Deadline: Wednesday 1pm | **Display Ad Deadline:** Tuesday 4pm
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CIRCULATION AUDIT BY CIRCULATION VERIFICATION COUNCIL

Senior Center
DANCE CALENDAR
for Members & Guests

FRIDAY, JUNE 19
Valley Eagles - *16801 E. Sprague, Spokane Valley*
Music & Dance 7pm-10pm by **Chris Ellenberger**
North Side Eagles - *6410 N. Lidgerwood, Spokane*
Music 5pm-7pm by **TNT**
Music 7pm-10pm by **TNT**

MONDAY, JUNE 22
Corbin Senior Center - *827 W. Cleveland, Spokane*
Music 7pm-9pm by **TNT**

TUESDAY, JUNE 23
Corbin Senior Center - *827 W. Cleveland, Spokane*
Music 7pm-9pm by **Spokaloo - Brant McKinley**

WEDNESDAY, JUNE 17
Valley Eagles - *16801 E. Sprague, Spokane Valley*
Music 7pm-10pm by **Blue Country**

Want to Include Your Senior Dance?
Email: ComingEvents@spokane.Exchange
Text 509-924-3456 or *Call* Dick Baker, 509-924-2808

AUCTIONS

IN ACCORDANCE WITH THE REVISED CODE
Of Washington (RCW 46.55.130), Randy's Towing #5244 will sell to the highest bidder the following vehicles on Thursday, June 25, 2026 at 12pm. Prior inspection will be from 11am until 12pm. This company can be contacted at 509-422-3170 for questions regarding this auction. The sale location is: 2135 Elmway, Okanogan. International Pickup, 61466Z, #FHA-12627; 2001 Dodge Durango, BEA9365, #1B4H-S28N91F587920; 1970 Honda SL350, #SL350102-0319; 1999 Dodge Dakota, D93536B, #1B7G-G22Y7XS227371; 2015 Toyota Rav4, BHZ1600, #2T3DFREV0FW319881

RECOVERY MASTERS WASHINGTON
13417 E. Trent, Spokane Valley. Friday, June 26, viewing at 11:30am, Auction at 12:30pm. 2006 Chevy Cobalt

IN ACCORDANCE WITH
The revised code of Washington (RCW 46.55.130), Randy's Towing #5664 will sell to the highest bidder. There will be 3 vehicles on Monday, June 22, 2026. Prior inspection will be from 11am until 12pm. This company can be contacted at 509-663-8471 for questions regarding this auction. This sale location is 353 Malaga-Alcoa Hwy, Wenatchee

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Wednesday, June 24. Viewing at 11am & bidding at 12pm. 808 E. Houston Avenue, Spokane. Listing: 2003 Kawasaki ZR 1000, red; 2019 Ford Edge, white; 2012 Chrysler 200, gray; 1983 Ford Econoline, brown; 2004 Kia Sedona, white; 1992 Chevrolet Blazer, blue; 1998 Mercedes C, black; 2016 Lexus IS350, red; 2002 BMW X5, black; 1982 Chevrolet Motorhome, white; 2000 Ford Explorer, green; 2004 Volkswagen Golf, blue; 2006 Ford Expedition, tan; 2007 Pontiac G6, white; 2002 Honda Civic, blue; 2005 Honda CRV, silver; 1987 Jamb 23/MMH, tan

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Lot# 38: 2011 Ford Mustang Shelby GT 500 SVT

Lot# 60: 1974 Ford Bronco

Lot# 11:
1989 Ford Bronco II Sport

Lot# 100 - Time Slot 1:00 pm
2014 Bentley Continental GT V8 S

Lot # 48:
2005 Ford Thunderbird Deluxe

Lot# 24:
1996 Ford F-150 XLT

Lot#23:
1959 Austin Healey Sprite CV

Lot# 22:
1965 Falcon Futura

Lot# 37:
1964 Ford Galaxie

Lot# 102 - Time Slot 2:00 pm
1936 Ford Roadster

Lot# 67:
1991 Chevrolet Corvette Base

Lot# 39:
2023 Dodge Challenger GT

Lot# 55:
1971 Plymouth Road Runner

Lot# 103:
1973 Jaguar XKE

Lot# 26:
1964 Ford F-350

Lot# 105:
2025 Harris Crown Pontoon Boat

Lot# 10:
2007 Jeep Liberty Sport

Lot# 6:
1963 Volkswagon Beetle

Lot# 32:
2018 Audi Q5 2.0T Quattro

Lot# 34:
1935 Chevrolet Coupe

Lot# 62:
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Lot# 50:
2008 Ford Mustang GT

Lot# 79:
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Lot# 57:
1973 Volkswagon Thing

Lot# 53:
2000 Nissan Skyline

Lot# 81:
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Lot# 12:
1975 International Harvester Tractor

Lot# 16:
1994 Oldsmobile Cutlass

Lot# 101: 1954 Oldsmobile 98
Starfire Convertible

But Wait...There's More!
- Lot# 71 - 1961 Chevrolet Bel Air
- Lot# 8 - 2013 Subaru Forester
- Lot#19 - 2019 Audi Q7
- Lot# 69 - 1982 Chevrolet C-10
- Lot# 72 - 1984 Chevrolet Shortbox 4x4 Pickup with approx. 45K miles
- Lot# 91 - 2013 Forrest River 22ft Cargo Trailer

*LOTS ARE SUBJECT TO CHANGE

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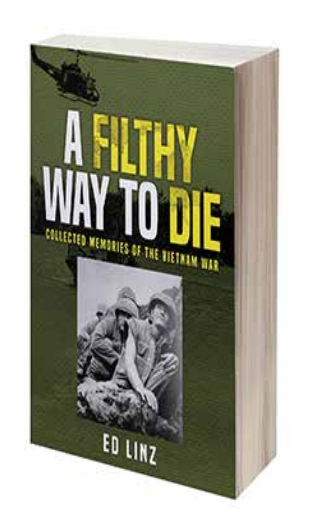

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SPOKANE VALLEY CITY COUNCIL | TUESDAY, JUNE 16, 2026 | MEETING RECAP

This week's Spokane Valley City Council meeting began with an invocation, the pledge of allegiance and approval of the following meeting agenda. Councilmember Wick was excused from the meeting.

SPECIAL PRESENTATIONS

Mayor Padden and Councilmembers presented the June 2026 You Rock! Community Recognition Award to Dr. James Harken for his many years of service on the Spokane Valley Arts Council and his dedication to supporting public art in the Valley.

General Public Comments

Each week, community members have an opportunity to address Councilmembers for up to three minutes during the General Public Comment period, either at the beginning or end of each meeting, in person or via Zoom.

ACTION ITEMS

#1 – Public Hearing: 2026 Transportation Improvement Program (TIP) Amendment

The 2026-2031 TIP was adopted by the Council on June 15, 2025. The TIP is the City's short-term transportation plan and must be financially constrained. Since the City uses Real Estate Excise Tax (REET) monies as matching funds for state and federal grants, the proposed TIP amendment is necessary to comply with state law, which requires REET funds to be used only on projects identified in an adopted TIP. A summary of proposed updates was presented. The public was invited to share thoughts and comments.

#2 – Resolution 26-008 Amending TIP

A motion to adopt Resolution 26-008 amending the 2026-2031 TIP passed with 5 votes in favor and 1 vote against.

#3 – Public Hearing: Draft 2027-2032 Six-Year TIP

Per RCW 35.77.010, cities are required to prepare, hold a public hearing and adopt a comprehensive Transportation Improvement Program (TIP) for the upcoming six calendar years. The plan must be submitted to the Washington State Department of Transportation by June 30 of each year. Staff reviewed the plan development process, from policymaking to project selection and the various considerations that go into a TIP.

The draft 2027-2032 TIP consists of 41 projects of various types, including bridge reconstruction, intersection improvements, pedestrian/bicycle, stormwater, safety, etc. Staff shared maps of project locations and descriptions of several key projects. The required City match on federal and state-funded projects is typically between 10% and 20%. Staff regularly review project Real Estate Excise Tax (REET) fund balances to determine if there are sufficient funds to fulfill the City's fiscal responsibility for projects. The public was invited to share thoughts and comments.

#4 – Resolution 26-009 Approval of Draft 2027-2032 Six-Year TIP

An amendment to the original motion to separate the projects and vote separately on them failed 2 votes in favor and 4 votes against. A motion to approve Resolution 26-009 adopting the 2027-2032 Six-Year TIP as presented passed with 4 votes in favor and 2 votes against.

#5 – Potential Grant Opportunity – FHWA Bridge Investment Program Fiscal Year 2026

Last month, the Federal Highway Administration (FHWA) opened a call for projects for Bridge Investment Program (BIP) discretionary grant funds. Staff has identified the Sullivan and Trent Interchange Project as a candidate for the program criteria. Staff reviewed the program details, including available funding, match requirements and key deadlines.

A motion to authorize the City Manager or designee to apply for the BIP FY 2026 grant for the Sullivan and Trent Interchange project passed unanimously.

Watch the presentation and view the memo and supporting documents.

NON-ACTION ITEMS

#6 – Proposed Fireworks Code Amendments

The City has had a ban on the discharge of fireworks since its incorporation in 2003. The Spokane Valley Police Department and the Spokane Valley Fire Department have noted challenges in enforcing the current code because when officers respond to a fireworks complaint, it is almost impossible to locate the person or persons responsible for setting them off. Even if officers identify a person possessing fireworks, there is no violation because the current city code does not prohibit the possession of consumer fireworks.

The proposed amendments would repeal and replace chapter 7.15 SVMC entirely and prohibit the possession of fireworks within the city. An officer will no longer have to witness fireworks being used in order to enforce the code. Instead, fireworks can be seized, and the person or persons possessing fireworks may be cited. An exception will be public displays of fireworks discharged by licensed pyrotechnic professionals (for example, fireworks at Avista Stadium).

The Council had a discussion and requested staff to research some additional options and to place updated proposed amendments on a future agenda for an ordinance first reading.

#7 – Public Safety Items Prioritization

The City Council and staff participated in an all-day budget workshop on June 9, 2026. During the workshop, multiple public safety-related items were discussed. The Councilmembers were presented with a list of potential projects and asked to rank them in order to guide staff's work priorities going forward.

INFORMATION ONLY
(No presentations or discussion)

About Spokane Valley City Council

City Council meetings occur most Tuesdays at 6 p.m. at Spokane Valley City Hall, 10210 E. Sprague Avenue, Spokane Valley, and online via Zoom. Meeting agendas and minutes are available at SpokaneValleyWA.gov/Agendas. Community members are invited to attend Council meetings to participate in action items or public comment periods in-person or online. Council meetings are broadcast on Comcast channel 14. Email the Council at CityCouncil@SpokaneValleyWA.gov or learn more at SpokaneValleyWA.gov/CityCouncil.

Stay Connected

Spokane Valley City Hall is open Monday through Friday from 8 a.m. to 5 p.m. Information is available online at SpokaneValleyWA.gov. Sign up to receive email updates about the topics that matter to you most at SpokaneValleyWA.gov/SignUp or follow the city on social media.

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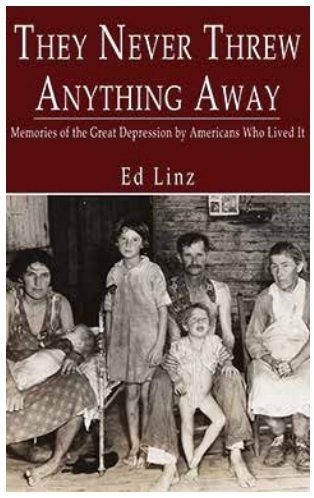

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LEGAL NOTICES

**SUPERIOR COURT,
STATE OF WASHINGTON,
COUNTY OF SPOKANE
In the Matter of the Estate of
MICHAEL J. NODER, III,
Deceased.
NO. 26-4-01069-32
NOTICE TO CREDITORS
RCW 11.40.030**

The Administrator named below has been appointed as Administrator of this Estate. Any person having a claim against the decedent must, before the time the claim would be barred by any otherwise applicable statute of limitations, present the claim in the manner as provided in RCW 11.40.070 by serving on or mailing to the Administrator or the Administrator's attorney at the address stated below a copy of the claim and filing the original of the claim with the Court in which the probate proceedings were commenced. The claim must be presented within the later of 1) thirty (30) days after the Administrator served or mailed the notice to the creditor as provided under RCW 11.40.020(1)(c); or 2) four (4) months after the date of first publication of the notice. If the claim is not presented within this time frame, the claim is forever barred, except as otherwise provided in RCW 11.40.051 and 11.40.060. This bar is effective as to claims against both the decedent's probate and nonprobate assets.
DATE OF FIRST PUBLICATION: June 11, 2026
/s/ LYNDA D. MARTIN, Administrator
Presented by:
STAMPER RUBENS, P.S.
/s/ ALAN L. RUBENS
WSBA # 12239
Attorney for Estate

**IN THE SUPERIOR COURT
OF THE STATE OF WASHINGTON
IN AND FOR THE
COUNTY OF SPOKANE
Estate of
DOUGLAS MCCREARY
Deceased.
NO. 25-4-00851-32
PROBATE NOTICE TO
CREDITORS (RCW 11.40.030)
PLEASE TAKE NOTICE**

The above Court has appointed CHRISTOPHER RANDALL MCCREARY as Personal Representative of Decedent's estate. Any person having a claim against the Decedent must present the claim: (a) Before the time when the claim would be barred by any applicable statute of limitations, and (b) In the manner provided in RCW 11.40.070: (i) By filing the original of the claim with the foregoing Court, and (ii) By serving on or mailing to the address below a copy of the claim. The claim must be presented by the later of: (a) Thirty (30) days after I served or mailed this Notice as provided in RCW 11.40.020(1)(c), or (b) Four (4) months after the date of first publication of this Notice. If the claim is not presented within this time period, the claim will be forever barred except as provided in RCW 11.40.051 and 11.40.060. This bar is effective for claims against both the Decedent's probate and non-probate assets.
Date of First Publication of this Notice: June 18, 2026
/s/ Ryan Crandall
Ryan Crandall
Attorney for Personal Representative
8596 N. Wayne Dr., Suite B
Hayden, Idaho 83835
Date of Publications: 6/18/26, 6/25/26, 7/2/26

**SUPERIOR COURT OF
WASHINGTON
COUNTY OF SPOKANE
In the Matter of the Estate of:
CHARLES E. OAKLEY,
Deceased.
No. 26-4-01150-32
PROBATE NOTICE TO
CREDITORS (RCW 11.40.030)**

MARK E. OAKLEY, has been appointed as Personal Representative of this Estate. Any person having a claim against the Decedent must, before the time the claim would be barred by any otherwise applicable statute of limitations, present the claim in the manner as provided in RCW 11.40.070 by serving on or mailing to the Personal Representative, or the Personal Representative's attorney at the address stated below, a copy of the claim and filing the original of the claim with the Court. The claim must be presented within the later of: [1] Thirty days after the Personal Representative served or mailed the notice to the creditor as provided under RCW 11.40.020(1)(c); or [2] Four months after the date of first publication of the notice. If the claim is not presented within this time frame, the claim is forever barred, except as otherwise provided in RCW 11.40.051 and 11.40.060. This bar is effective as to claims against both the Decedent's probate and non-probate assets.
DATE OF FIRST PUBLICATION: June 18, 2026
Attorney for Personal Representative:
DIANNA J. EVANS, WSBA #45702
Address for mailing or service:
28 W Indiana Ave Ste E
Spokane, WA 99205-4751
(509) 624-1369

**SUPERIOR COURT OF
WASHINGTON
COUNTY OF SPOKANE
In the Matter of the Estate of:
HENRY RAY SHERRILL III and
GERI ANNE SHERRILL, aka
GERALDINE ANNE SHERRILL
Deceased.
No. 26-4-01152-32
PROBATE NOTICE TO
CREDITORS (RCW 11.40.030)**

DEBORAH KAY CHILDS, has been appointed as Personal Representative of these Estates. Any person having a claim against the Decedents must, before the time the claim would be barred by any otherwise applicable statute of limitations, present the claim in the manner as provided in RCW 11.40.070 by serving on or mailing to the Personal Representative, or the Personal Representative's attorney at the address stated below, a copy of the claim and filing the original of the claim with the Court. The claim must be presented within the later of: [1] Thirty days after the Personal Representative served or mailed the notice to the creditor as provided under RCW 11.40.020(1)(c); or [2] Four months after the date of first publication of the notice. If the claim is not presented within this time frame, the claim is forever barred, except as otherwise provided in RCW 11.40.051 and 11.40.060. This bar is effective as to claims against both the Decedents' probate and non-probate assets.
DATE OF FIRST PUBLICATION: June 18, 2026
Attorney for Personal Representative:
RICHARD W. PEREDNIA, WSBA#5773
Address for mailing or service:
28 W Indiana Ave Ste E
Spokane, WA 99205-4751
(509) 624-1369

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SUPERIOR COURT OF WASHINGTON
COUNTY OF SPOKANE
In Re the Estate of:
RICHARD KEITH CARSON,
Deceased.
NO. 26-4-01106-32
PROBATE NOTICE TO CREDITORS (RCW 11.40.030)

The Personal Representative named below has been appointed as Personal Representative of this estate. Any person having a claim against the decedent must, before the time the claim would be barred by any otherwise applicable statute of limitations, present the claim in the manner as provided in RCW 11.40.070 by serving on or mailing to the Personal Representative or the Personal Representative's attorney at the address stated below a copy of the claim and filing the original of the claim with the court in which the probate proceedings were commenced. The claim must be presented within the later of: (1) Thirty days after the Personal Representative served or mailed the notice to the creditor as provided under RCW 11.40.020(1)(c); or (2) four months after the date of first publication of the notice. If the claim is not presented within this time frame, the claim is forever barred, except as otherwise provided in RCW 11.40.051 and 11.40.060. This bar is effective as to claims against both the decedent's probate and nonprobate assets.

Date of First Publication:
June 11, 2026
Personal Representative:
Ann Marie Batesole
Attorney for the Personal Representative: Katharine Tate, WSBA 55310
Address for Mailing or Service:
Tate Law Offices, PLLC
23403 E Mission Ave, Ste 215
Liberty Lake, WA 99019
Court of Probate Proceedings:
Spokane County Courthouse
1116 W Broadway
Spokane, WA 99260
Case Number: 26-4-01106-32
Dates of Publication: 06/11/26, 06/18/26, 06/25/26

SUPERIOR COURT OF WASHINGTON
FOR THE COUNTY OF SPOKANE
In the Matter of the Estate of
SANDY L. GESE
Deceased.
CASE NO. 26-4-00720-32
PROBATE NOTICE TO CREDITORS (RCW 11.40.030)

The Personal Representative named below has been appointed as Personal Representative of this Estate. Any person having a claim against the Decedent must, before the time the claim would be barred by any otherwise applicable statute of limitations, present the claim in the manner as provided in RCW 11.40.070 by serving on or mailing to the Personal Representative or the Personal Representative's attorney at the address stated below a copy of the claim and filing the original of the claim with the Court in which the probate proceedings were commenced. The claim must be presented within the later of: (1) thirty (30) days after the Personal Representative served or mailed the notice to the creditor as provided under RCW 11.40.020(1)(c); or (2) four (4) months after the date of first publication of the notice. If the claim is not presented within this time frame, the claim is forever barred, except as otherwise provided in RCW 11.40.051 and 11.40.060. This bar is effective as to claims against both the Decedent's probate and nonprobate assets.

DATE OF FIRST PUBLICATION
June 4, 2026
PERSONAL REPRESENTATIVE
Nissa Gese
ATTORNEY FOR PERSONAL REPRESENTATIVE
Travis Pierce, WSBA # 47114
ADDRESS FOR MAILING OR SERVICE
16201 E. Indiana Ave., Suite 2750
Spokane Valley, WA 99216
COURT OF PROBATE PROCEEDINGS
Superior Court of Washington for Spokane County
CAUSE NUMBER
26-4-00720-32

IN THE SUPERIOR COURT OF WASHINGTON
FOR SPOKANE COUNTY
Estate of
PHILLIP OTIS DANIELSON,
Deceased.
NO. 26-4-00405-32
PROBATE NOTICE TO CREDITORS (RCW 11.40.030)

The Personal Representative named below has been appointed as Personal Representative of this estate. Any person having a claim against the Decedent must, before the time the claim would be barred by any otherwise applicable statute of limitations, present the claim in the manner as provided in RCW 11.40.070 by serving on or mailing to the Personal Representative or the Personal Representative's attorney at the address stated below a copy of the claim and filing the original of the claim with the court in which the probate proceedings were commenced. The claim must be presented within the later of: (1) thirty days after the Personal Representative served or mailed the notice to the creditor as provided under RCW 11.40.020(1)(c), or (2) four months after the date of first publication of the notice. If the claim is not presented within this time frame, the claim is forever barred, except as otherwise provided in RCW 11.40.051 and 11.40.060. This bar is effective as to claims against both the decedent's probate and nonprobate assets. This Notice will be published in Spokane County.

Date of first publication:
June 11, 2026
Personal Representative:
CHERYL LYNN DANIELSON & PHILIP GLEN ROWE Attorney for **Personal Representative:**
Amy M. Felt (WSBA # 39764)
Address for Mailing or Service:
FELT LAW
1312 N Monroe Street, Ste. 132
Spokane, Washington 99201
Date of publications: 6/11/26, 6/18/26, 6/25/26

SUPERIOR COURT,
STATE OF WASHINGTON,
COUNTY OF SPOKANE
In the Matter of the Estate of:
KATHRYN A. WESTERMANN,
Deceased.
No. 26-4-1112-32
NOTICE TO CREDITORS

The Personal Representative named below has been appointed and has qualified as Personal Representative of this Estate. Persons having a claim against the deceased must, prior to the time such claim would be barred by any otherwise applicable statute of limitations, serve their claim on the Personal Representative or on the attorney of record at the address stated below and file an executed copy of the claim with the Clerk of this Court within four (4) months after the date of first publication of this Notice, or within four (4) months after the date of the filing of the copy of this Notice with the Clerk of the Court, whichever is the later or, except under those provisions included in RCW 11.40.011 or Section 4 of this Act, the claim will be forever barred.

DATE OF FILING NOTICE TO CREDITORS with the Clerk of the Court:
DATE OF FIRST PUBLICATION:
June 11. 2026
/s/ GARY D. WESTERMANN
Personal Representative
Address: 2734 S. Park Rd.
Spokane Valley, WA 99212
Dates of Publication: 6/11/26, 6/18/26, 6/25/26

SUPERIOR COURT,
STATE OF WASHINGTON,
COUNTY OF SPOKANE
In the Matter of the Estate of:
JOANNE NORISADA,
Deceased.
No. 26-4-00985-32
NOTICE TO CREDITORS
RCW 11.40.030

The Personal Representative named below has been appointed and has qualified as Personal Representative of this Estate. The Personal Representative has appointed the attorneys of record named below agent for service of all claims. Persons having claims against the deceased must, prior to the time such claims would be barred by any otherwise applicable statute of limitations, serve their claims on the attorneys of record at the address stated below and file an executed copy of the claim with the Clerk of this Court within four months after the date of first publication of this notice or within four months after the date of the filing of the copy of this notice with the Clerk of Court, whichever is later, or, except under those provisions included in R.C.W. 11.40.011 or 11.40.013, the claim will be forever barred. This bar is effective as to claims against both the probate assets and non-probate assets of the decedent.

DATE OF FILING OF NOTICE TO CREDITORS with Clerk of Court:
the 3rd day of June 2026.
DATE OF FIRST PUBLICATION:
the 11th day of June 2026.
/s/ HANNAH JONUS, WSBA #63103
WINSTON & CASHATT, LAWYERS
601 W Riverside, Suite 1900
Spokane, WA 99201
Phone: (509) 838-6131
Attorney for JOANNE NORISADA, Personal Representative
Dates of publications: 6/11/26, 6/18/26, 6/25/26

SUPERIOR COURT,
STATE OF WASHINGTON,
COUNTY OF SPOKANE
In the Matter of the Estate of
VICKI J. MORTON,
Deceased.
NO. 26-4-01005-32
NOTICE TO CREDITORS
RCW 11.40.030

The Personal Representative named below has been appointed as Personal Representative of this Estate. Any person having a claim against the decedent must, before the time the claim would be barred by any otherwise applicable statute of limitations, present the claim in the manner as provided in RCW 11.40.070 by serving on or mailing to the Personal Representative or the Personal Representative's attorney at the address stated below a copy of the claim and filing the original of the claim with the Court in which the probate proceedings were commenced. The claim must be presented within the later of 1) thirty (30) days after the Personal Representative served or mailed the notice to the creditor as provided under RCW 11.40.020(1)(c); or 2) four (4) months after the date of first publication of the notice. If the claim is not presented within this time frame, the claim is forever barred, except as otherwise provided in RCW 11.40.051 and 11.40.060. This bar is effective as to claims against both the decedent's probate and nonprobate assets.

DATE OF FIRST PUBLICATION:
June 4, 2026
/s/ TERESA M. ARCHACHAN
Presented By:
STAMPER RUBENS, P.S.
/s/ ALAN L. RUBENS
WSBA #12239
Attorney for the Estate
West 720 Boone, Suite 200
Spokane, WA 99201

SUPERIOR COURT,
STATE OF WASHINGTON,
COUNTY OF SPOKANE
JOEY L. BURTON,
individually and as trustee of the BURTON SOLO 401K TRUST,
Plaintiff,
v.
MARGARET and KENNETH MONTGOMERY, individually and the marital community comprised thereof; MARY BISHOP, individually; CALVIN BISHOP, individually; and ALL PERSONS UNKNOWN, CLAIMING ANY LEGAL OR EQUITABLE RIGHT, TITLE, ESTATE, LIEN, OR INTEREST IN THE PROPERTY DESCRIBED IN THE COMPLAINT ADVERSE TO PLAINTIFF'S TITLE, OR ANY CLOUD UPON PLAINTIFF'S TITLE THERETO,
Defendants.
NO. 26-2-02993-32
SUMMONS FOR PUBLICATION

The State of Washington to the said: ALL PERSONS UNKNOWN, CLAIMING ANY LEGAL OR EQUITABLE RIGHT, TITLE, ESTATE, LIEN, OR INTEREST IN THE PROPERTY DESCRIBED IN THE COMPLAINT ADVERSE TO PLAINTIFF'S TITLE, OR ANY CLOUD UPON PLAINTIFF'S TITLE THERETO, Defendants

You are hereby summoned to appear within sixty (60) days after the date of the first publication of this summons, to wit, within sixty (60) days after the 18th day of June 2026, and defend the above entitled action in the above entitled Court, and answer the Complaint of Plaintiff Joey L. Burton, and serve a copy of your answer upon the undersigned attorneys for Plaintiff Joey L. Burton, at their office below stated; and in case of your failure so to do, judgment will be rendered against you according to the demand of the Complaint, which has been filed with the Clerk of said Court.

This action concerns, in relevant part, a quiet title action under RCW 7.28 et seq. against all persons unknown, claiming any legal or equitable right, title, estate, lien, or interest in the property described below adverse to Plaintiff's title, or any cloud upon Plaintiff's title thereto. Such property is commonly known as 10311 North Ritchey Road, Spokane, Washington 99224. Such property is found at Tax Parcel No. 06141.9043, and is legally described as follows:

THE SOUTH 289 FEET OF THE EAST 1507.26 FEET OF THE SOUTH HALF OF THE NORTHEAST QUARTER OF SECTION 14, TOWNSHIP 26 NORTH, RANGE 40 EAST OF THE WILLAMETTE MERIDIAN;
EXCEPT A TRACT OF LAND BEING A PORTION OF PARCEL "A" AS SHOWN ON RECORD OF SURVEY RECORDED UNDER AUDITOR'S FILE NO. 5268718, LYING NORTHERLY AND WESTERLY OF FENCE LINES THAT EXISTED IN JULY, 2005 DESCRIBED AS FOLLOWS:
COMMENCING AT THE NORTHEAST CORNER OF SAID PARCEL "A", BEING THE TRUE POINT OF BEGINNING;
THENCE SOUTH 00°38'13" EAST ALONG THE EASTERLY LINE OF PARCEL "A" AND THE WESTERLY RIGHT-OF-WAY OF RITCHEY ROAD, 9.62 FEET;
THENCE THE FOLLOWING SIX (6) COURSES ALONG THE FENCE LINES THAT EXISTED IN JULY, 2005; NORTH 86°58'28" WEST, 46.26 FEET; SOUTH 89°40'04" WEST, 789.77 FEET; SOUTH 89°29'39" WEST, 309.76 FEET; SOUTH 89°30'00" WEST, 147.82 FEET; SOUTH 03°13'40" WEST, 144.38 FEET; SOUTH 03°25'56" WEST, 123.57 FEET TO THE SOUTHERLY LINE OF PARCEL "A";
THENCE LEAVING SAID 2005 FENCE LINE AND RUNNING NORTH 89°44'58" WEST (NORTH 89°44'17" WEST PARCEL "A" RECORD) ALONG THE SOUTHERLY LINE OF PARCEL "A", 165.27 FEET TO THE SOUTHWEST CORNER OF PARCEL "A";
THENCE NORTH 00°38'14" WEST ALONG THE WEST LINE OF PARCEL "A", 289.03 FEET (NORTH 00°38'13" WEST, 289.04 FEET PARCEL "A" RECORD) TO THE NORTHWEST CORNER OF PARCEL "A";
THENCE SOUTH 89°44'58" EAST (SOUTH 89°44'17" EAST PARCEL "A" RECORD), ALONG THE NORTHERLY LINE OF PARCEL "A", 1477.43 FEET TO THE NORTHEAST CORNER OF PARCEL "A" AND THE TRUE POINT OF BEGINNING;
SITUATE IN THE COUNTY OF SPOKANE, STATE OF WASHINGTON.

PISKEL YAHNE KOVARIK, PLLC
BENJAMIN J. MCDONNELL
WSBA #45547
JACKSON S. WOODS
WSBA #62722
Attorneys for Joey L. Burton
612 W. Main Ave., Ste. 207
Spokane, WA 99201
Spokane County, WA
Date of Publications: 6/18/26, 6/25/26, 7/2/26, 7/9/26, 7/16/26, 7/23/26

IN THE SUPERIOR COURT OF THE STATE OF WASHINGTON
IN AND FOR THE COUNTY OF SPOKANE
In the Matter of the Estate of:
BEVERLY SCHIERMAN,
Deceased.
NO. 26-40110532
PROBATE NOTICE TO CREDITORS (RCW 11.40.030) (NTCRD)

The person named below has been appointed as Personal Representative of this Estate. Any person having a claim against the Decedent must, before the time the claim would be barred by any otherwise applicable statute of limitations, present the claim in the manner as provided in RCW 11.40.070 by serving on or mailing to the Personal Representative or the Personal Representative's attorney at the address stated below a copy of the claim and filing the original of the claim with the court in which the probate proceedings were commenced.

The claim must be presented within the later of: (1) Thirty days after the Personal Representative served or mailed the notice to the creditor as provided under RCW 11.40.020(1)(c); or (2) four months after the date of first publication of the notice. If the claim is not presented within this time frame, the claim is forever barred, except as otherwise provided in RCW 11.40.051 and 11.40.060. This bar is effective as to claims against both the Decedent's probate and nonprobate assets.

RICHARD BARTON
Personal Representative
KENDEL FROESE, WSBA #54009
Attorney for Personal Representative
Address for Mailing or Service:
Froese Law PLLC
203 N. Washington, Suite 200
Spokane, WA 99201
509.514.5317
Dates of Publication: 6/11/26, 6/18/26, 6/25/26

SUPERIOR COURT,
STATE OF WASHINGTON,
COUNTY OF SPOKANE
In the Matter of the Estate of
MAX D. SPALDING,
Deceased.
NO. 26-4-01097-32
NOTICE TO CREDITORS
RCW 11.40.030

The Personal Representative named below has been appointed as Personal Representative of this Estate. Any person having a claim against the decedent must, before the time the claim would be barred by any otherwise applicable statute of limitations, present the claim in the manner as provided in RCW 11.40.070 by serving on or mailing to the Personal Representative or the Personal Representative's attorney at the address stated below a copy of the claim and filing the original of the claim with the Court in which the probate proceedings were commenced. The claim must be presented within the later of 1) thirty (30) days after the Personal Representative served or mailed the notice to the creditor as provided under RCW 11.40.020(1)(c); or 2) four (4) months after the date of first publication of the notice. If the claim is not presented within this time frame, the claim is forever barred, except as otherwise provided in RCW 11.40.051 and 11.40.060. This bar is effective as to claims against both the decedent's probate and nonprobate assets.

DATE OF FIRST PUBLICATION:
June 11, 2026
/s/ RUSSELL D. SPALDING
Presented By:
STAMPER RUBENS, P.S.
/s/ ALAN L. RUBENS, WSBA #12239
Attorney for the Estate
West 720 Boone, Suite 200
Spokane, WA 99201

SUPERIOR COURT,
STATE OF WASHINGTON,
COUNTY OF SPOKANE
In the Matter of the Estate of
GLEN DOBLER,
Deceased.
NO. 26-4-01126-32
NOTICE TO CREDITORS
RCW 11.40.030

The Administrator named below has been appointed as Administrator of this Estate. Any person having a claim against the decedent must, before the time the claim would be barred by any otherwise applicable statute of limitations, present the claim in the manner as provided in RCW 11.40.070 by serving on or mailing to the Administrator or the Administrator's attorney at the address stated below a copy of the claim and filing the original of the claim with the Court in which the probate proceedings were commenced. The claim must be presented within the later of 1) thirty (30) days after the Administrator served or mailed the notice to the creditor as provided under RCW 11.40.020(1)(c); or 2) four (4) months after the date of first publication of the notice. If the claim is not presented within this time frame, the claim is forever barred, except as otherwise provided in RCW 11.40.051 and 11.40.060. This bar is effective as to claims against both the decedent's probate and nonprobate assets.

DATE OF FIRST PUBLICATION:
June 18, 2026
/s/ DONALD DOBLER
Presented by:
STAMPER RUBENS, P.S.
/s/ STEVEN O. ANDERSON
WSBA 34572
Attorney for Estate
West 720 Boone, Suite 200
Spokane, WA 99201

SUPERIOR COURT OF WASHINGTON
COUNTY OF SPOKANE
In Re the Estate of:
GARY LYNN WINTERS,
Deceased.
NO. 26-4-01006-32
PROBATE NOTICE TO CREDITORS (RCW 11.40.030)

The person named below has been appointed as Personal Representative of this estate. Any person having a claim against the decedent must, before the time the claim would be barred by any otherwise applicable statute of limitations, present the claim in the manner as provided in RCW 11.40.070 by serving on or mailing to the Personal Representative or the Personal Representative's attorney at the address stated below a copy of the claim and filing the original of the claim with the court in which the probate proceedings were commenced. The claim must be presented within the later of: (1) Thirty days after the Personal Representative served or mailed the notice to the creditor as provided under RCW 11.40.020(1)(c); or (2) four months after the date of first publication of the notice. If the claim is not presented within this time frame, the claim is forever barred, except as otherwise provided in RCW 11.40.051 and 11.40.060. This bar is effective as to claims against both the decedent's probate and nonprobate assets.

Date of First Publication:
June 11, 2026
Personal Representative:
Robert William Winters
Attorney for the Personal Representative:
Katharine Elizabeth Tate, WSBA 55310
Address for Mailing or Service:
Tate Law Offices, PLLC
23403 E Mission Ave, Ste 215
Liberty Lake, WA 99019
Court of Probate Proceedings:
Spokane County Courthouse
1116 W Broadway
Spokane, WA 99260
Case Number: 26-4-01006-32
Dates of Publication: 06/11/26, 06/18/26, 06/25/26

SUPERIOR COURT,
STATE OF WASHINGTON,
COUNTY OF SPOKANE
TIMOTHY BECKLEY, individually,
Plaintiff,
vs.
KYE A. STONE, individually; CORY J. SPOLSKI, individually; and DOES I-V,
Defendants.
No. 26-2-01571-32
SUMMONS

TO: KYE A. STONE, individually; CORY J. SPOLSKI, individually; and DOES I-V:

A lawsuit has been started against you in the above-entitled Court by the above-named Plaintiff. Plaintiff's claims are stated in the written Complaint, a copy of which is served upon you with this Summons.

In order to defend against this lawsuit, you must respond to the Complaint by stating your defense in writing, and by serving a copy upon the person signing this Summons within twenty (20) days after the service of this Summons, excluding the day of service, or within sixty (60) days if named Defendant resides outside the State of Washington, or a Default Judgment may be entered against you without notice. A Default Judgment is one where Plaintiff is entitled to what he asks for because you have not responded. If you serve a Notice of Appearance on the undersigned person, you are entitled to notice before a Default Judgment may be entered.

You may demand that the Plaintiff file this lawsuit with the Court. If you do so, the demand must be in writing and must be served upon the person signing this Summons. Within fourteen (14) days after you serve the demand, the Plaintiff must file this lawsuit with the Court, or the service on you of this Summons and Complaint will be void.

If you wish to seek the advice of an attorney in this matter, you should do so promptly so that your written response, if any, may be served on time.

This Summons is issued pursuant to Rule 4 of the Superior Court Civil Rules of the State of Washington.

DATED this 27th day of March, 2026.
FORD & MORTENSEN, P.S.
/s/ WESLEY D. MORTENSEN,
WSBA # 39690
Attorney for Plaintiff
Dates of Publications: 6/18/26, 6/25/26, 7/3/26, 7/9/26, 7/16/26, 7/23/26

**SUPERIOR COURT,
STATE OF WASHINGTON,
COUNTY OF SPOKANE
In the Matter of the Estate of
JULIE ANN SILBAR,
Deceased.
NO. 26-4-01087-32
NOTICE TO CREDITORS
RCW 11.40.030**

The Personal Representative named below has been appointed as Personal Representative of this Estate. Any person having a claim against the decedent must, before the time the claim would be barred by any otherwise applicable statute of limitations, present the claim in the manner as provided in RCW 11.40.070 by serving on or mailing to the Personal Representative or the Personal Representative's attorney at the address stated below a copy of the claim and filing the original of the claim with the Court in which the probate proceedings were commenced. The claim must be presented within the later of 1) thirty (30) days after the Personal Representative served or mailed the notice to the creditor as provided under RCW 11.40.020(1)(c); or 2) four (4) months after the date of first publication of the notice. If the claim is not presented within this time frame, the claim is forever barred, except as otherwise provided in RCW 11.40.051 and 11.40.060. This bar is effective as to claims against both the decedent's probate and nonprobate assets.
DATE OF FIRST PUBLICATION:
June 11, 2026.
/s/ ROBYN BAIRD
Presented By:
STAMPER RUBENS, P.S.
/s/ STEVEN O. ANDERSON,
WSBA #34572
Attorney for the Estate
West 720 Boone, Suite 200
Spokane, WA 99201

**IN THE SUPERIOR COURT OF THE STATE OF WASHINGTON IN AND FOR THE COUNTY OF LINCOLN
In the Matter of the Estate of
MARTHA B. PEPPER,
Deceased.
Case No.: 26-4-00026-22
PROBATE NOTICE TO CREDITORS (RCW 11.40.030)**

The Personal Representative named below has been appointed as Personal Representative of this estate. Any person having a claim against the Decedent that arose before the Decedent's death must, before the time the claim would be barred by any otherwise applicable statute of limitations, present the claim in the manner as provided in RCW 11.40.070 by serving on or mailing to the Personal Representative or the Personal Representative's attorneys at the address stated below a copy of the claim and filing the original of the claim with the Clerk of this Court. The claim must be presented within the later of (1) thirty days after the Personal Representative served or mailed the Notice to the Creditor as provided under RCW 11.40.020(3); or (2) four months after the date of first publication of this notice. If the claim is not presented within this time frame, the claim will be forever barred, except as otherwise provided in RCW Section 11 and RCW 11.40.060. This bar is effective as to claims against both the Decedent's probate and nonprobate assets.
Date of First Publication: 6/18/2026
Personal Representative:
Molly B. Pepper
Attorney for P.R.: Corey F. Brock
Address for Mailing or Service:
Brock Law Firm, P.S.
111 S. Post St., Ste. 2280
Spokane, WA 99201
Molly B. Pepper
Personal Representative

**SUPERIOR COURT,
STATE OF WASHINGTON, COUNTY OF SPOKANE
In the Matter of the Estate of
ANUSH MASAEFF,
Deceased.
NO. 26-4-01086-32
NOTICE TO CREDITORS
RCW 11.40.030**

The Administrator named below has been appointed as Administrator of this Estate. Any person having a claim against the decedent must, before the time the claim would be barred by any otherwise applicable statute of limitations, present the claim in the manner as provided in RCW 11.40.070 by serving on or mailing to the Administrator or the Administrator's attorney at the address stated below a copy of the claim and filing the original of the claim with the Court in which the probate proceedings were commenced. The claim must be presented within the later of 1) thirty (30) days after the Administrator served or mailed the notice to the creditor as provided under RCW 11.40.020(1)(c); or 2) four (4) months after the date of first publication of the notice. If the claim is not presented within this time frame, the claim is forever barred, except as otherwise provided in RCW 11.40.051 and 11.40.060. This bar is effective as to claims against both the decedent's probate and nonprobate assets.
DATE OF FIRST PUBLICATION:
June 11, 2026
/s/ TANYA KARIM
Presented by:
STAMPER RUBENS, P.S.
/s/ STEVEN O. ANDERSON
WSBA 34572
Attorney for Estate
West 720 Boone, Suite 200
Spokane, WA 99201

**SUPERIOR COURT,
STATE OF WASHINGTON,
COUNTY OF SPOKANE
In the Matter of the Estate of:
DONALD P. ANDERSON,
Deceased.
No. 26-4-01041-32
NOTICE TO CREDITORS**

The Personal Representative named below has been appointed and has qualified as Personal Representative of this Estate. Persons having a claim against the deceased must, prior to the time such claim would be barred by any otherwise applicable statute of limitations, serve their claim on the Personal Representative or on the attorney of record at the address stated below and file an executed copy of the claim with the Clerk of this Court within four (4) months after the date of first publication of this Notice, or within four (4) months after the date of the filing of the copy of this Notice with the Clerk of the Court, whichever is the later or, except under those provisions included in RCW 11.40.011 or Section 4 of this Act, the claim will be forever barred.
DATE OF FILING NOTICE TO CREDITORS with the Clerk of the Court: May 28, 2026
DATE OF FIRST PUBLICATION:
June 4, 2026
/s/ MARK A. BROWER
Personal Representative
Address:
3250 S. Southeast Blvd. Apt. B202
Spokane, WA 99223
Dates of Publication: 6/4/26, 6/11/26, 6/18/26

**SUPERIOR COURT,
STATE OF WASHINGTON,
COUNTY OF SPOKANE
In the Matter of the Estate of
ROSEMARY HOFFMAN,
Deceased.
No. 26-4-00961-32
NOTICE TO CREDITORS**

The Personal Representative named below has been appointed as Personal Representative of this estate. Any person having a claim against the decedent must, before the time the claim would be barred by any otherwise applicable statute of limitations, present the claim in the manner as provided in RCW 11.40.070 by serving on or mailing to the Personal Representative or the Personal Representative's attorney, at the address stated below, a copy of the claim and filing the original of the claim with the Spokane County Superior Court, 1116 W. Broadway, Spokane, WA 99260-0350. The claim must be presented within the later of: (1) Thirty days after the Personal Representative served or mailed the notice to the creditor as provided under RCW 11.40.020(3); or (2) four months after the date of first publication of the notice. If the claim is not presented within this time frame, the claim is forever barred, except as otherwise provided in RCW 11.40.051 and 11.40.060. The bar is effective as to claims against both the decedent's probate and non-probate assets.
**DATE OF FIRST PUBLICATION:
June 11, 2026
PERSONAL REPRESENTATIVE:
ROBERT R. HOFFMAN
ATTORNEY FOR PERSONAL REP.:
SCOTT STREED, #56621
ADDRESS FOR MAILING
OR SERVICE:
620 N. ARGONNE, SUITE B
SPOKANE, WA 99212**
Dates of Publication: 6/11/26, 6/18/26, 6/25/26

NOTICE OF TRUSTEE'S SALE

Pursuant to the Revised Code of Washington 61.24, et seq.**108 1st Ave South, Suite 450 Seattle, WA 98104** Trustee Sale No.: **WA-25-1020126-RM** Title Order No.: **250414473-WA-MSI** Reference Number of Deed of Trust: **Instrument No. 7127106** Parcel Number(s): **45321.1406** Grantor(s) for Recording Purposes under RCW 65.04.015: **LEIF J SUNDE, AS HIS SOLE AND SEPARATE PROPERTY** Current Beneficiary of the Deed of Trust and Grantee (for Recording Purposes under RCW 65.04.015): **WILMINGTON SAVINGS FUND SOCIETY, FSB, not in its individual capacity, but solely as Trustee for Trestle Titling Trust-1** Current Trustee of the Deed of Trust: **QUALITY LOAN SERVICE CORPORATION** Current Loan Mortgage Servicer of the Deed of Trust: **NewRez LLC, d/b/a Shellpoint Mortgage Servicing** I.**NOTICE IS HEREBY GIVEN** that QUALITY LOAN SERVICE CORPORATION, the undersigned Trustee, will on **6/26/2026**, at **10:00 AM At the South entrance of the Spokane County Courthouse, located at 1116 W Broadway, Spokane, WA 99260** sell at public auction to the highest and best bidder, payable in the form of credit bid or cash bid in the form of cashier's check or certified checks from federally or State chartered banks, at the time of sale the following described real property, situated in the County of **SPOKANE,** State of **Washington,** to-wit: **LOT 6 IN BLOCK 3 OF BROADMOOR ESTATES AS PER PLAT THEREOF RECORDED IN VOLUME 11 OF PLATS, PAGE 97; SITUATE IN THE CITY OF SPOKANE VALLEY, COUNTY OF SPOKANE, STATE OF WASHINGTON.** More commonly known as: **3425 S SUNDOWN DR, SPOKANE VALLEY, WA 99206** Subject to that certain Deed of Trust dated **9/13/2021,** recorded **9/17/2021,** under **Instrument No. 7127106** records of **SPOKANE** County, **Washington**, from **LEIF J SUNDE, AS HIS SOLE AND SEPARATE PROPERTY**, as grantor(s), to **QUALITY LOAN SERVICE CORPORATION OF WASHINGTON**, as original trustee, to secure an obligation in favor of **MORTGAGE ELECTRONIC REGISTRATION SYSTEMS, INC., AS NOMINEE FOR HOME POINT FINANCIAL CORPORATION, BENEFICIARY OF THE SECURITY INSTRUMENT, ITS SUCCESSORS AND ASSIGNS**, as original beneficiary, the beneficial interest in which was subsequently assigned to **WILMINGTON SAVINGS FUND SOCIETY, FSB, not in its individual capacity, but solely as Trustee for Trestle Titling Trust-1**, the Beneficiary, under an assignment recorded under Auditors File Number **7417311** II. No action commenced by the Beneficiary of the Deed of Trust as referenced in RCW 61.21.030(4) is now pending to seek satisfaction of the obligation in any Court by reason of the Borrower's or Grantor's default on the obligation secured by the Deed of Trust/Mortgage. III. The default(s) for which this foreclosure is made is/are as follows: Failure to pay when due the following amounts which are now in arrears: **$46,046.37.** IV. The sum owing on the obligation secured by the Deed of Trust is: The principal sum of **$326,629.58**, together with interest as provided in the Note from **2/1/2025** on, and such other costs, fees, and charges as are due under the Note, Deed of Trust, or other instrument secured, and as are provided by statute. V. The above-described real property will be sold to satisfy the expense of sale and the obligation secured by the Deed of Trust as provided by statute. Said sale will be made without warranty, expressed or implied, regarding title, possession or encumbrances on **6/26/2026**. The defaults referred to in Paragraph III must be cured by **6/15/2026** (11 days before the sale date), or by other date as permitted in the Note or Deed of Trust, to cause a discontinuance of the sale. The sale will be discontinued and terminated if at any time before **6/15/2026** (11 days before the sale), or by other date as permitted in the Note or Deed of Trust, the default as set forth in Paragraph III is cured and the Trustee's fees and costs are paid. Payment must be in cash or with cashiers or certified checks from a State or federally chartered bank. The sale may be terminated any time after the **6/15/2026** (11 days before the sale date) and before the sale, by the Borrower or Grantor or the holder of any recorded junior lien or encumbrance by paying the principal and interest, plus costs, fees and advances, if any, made pursuant to the terms of the obligation and/or Deed of Trust, and curing all other defaults. VI. A written Notice of Default was transmitted by the Beneficiary or Trustee to the Borrower(s) and Grantor(s) by both first class and certified mail, proof of which is in the possession of the Trustee; and the Borrower and Grantor were personally served, if applicable, with said written Notice of Default or the written Notice of Default was posted in a conspicuous place on the real property described in Paragraph I above, and the Trustee has possession of proof of such service or posting. The list of recipients of the Notice of Default is listed within the Notice of Foreclosure provided to the Borrower(s) and Grantor(s). These requirements were completed as of **9/12/2025**. VII. The Trustee whose name and address are set forth below will provide in writing to anyone requesting it, a statement of all costs and fees due at any time prior to the sale. VIII. The effect of the sale will be to deprive the Grantor and all those who hold by, through or under the Grantor of all their interest in the above-described property. IX. Anyone having any objections to this sale on any grounds whatsoever will be afforded an opportunity to be heard as to those objections if they bring a lawsuit to restrain the sale pursuant to RCW 61.24.130. Failure to bring such a lawsuit may result in a waiver of any proper grounds for invalidating the Trustee's sale. X. NOTICE TO OCCUPANTS OR TENANTS – The purchaser at the Trustee's Sale is entitled to possession of the property on the 20th day following the sale, as against the Grantor under the deed of trust (the owner) and anyone having an interest junior to the deed of trust, including occupants who are not tenants. After the 20th day following the sale the purchaser has the right to evict occupants who are not tenants by summary proceedings under Chapter 59.12 RCW. For tenant-occupied property, the purchaser shall provide a tenant with written notice in accordance with RCW 61.24.060. **THIS NOTICE IS THE FINAL STEP BEFORE THE FORECLOSURE SALE OF YOUR HOME.** You may be eligible for mediation. You have only **until 90 calendar days BEFORE the date of sale** listed in this Notice of Trustee Sale to be referred to mediation. If this is an amended Notice of Trustee Sale providing a 45-day notice of the sale, mediation must be requested no later than **25 calendar days BEFORE the date of sale** listed in this amended Notice of Trustee Sale. **DO NOT DELAY. CONTACT A HOUSING COUNSELOR OR AN ATTORNEY LICENSED IN WASHINGTON NOW** to assess your situation and refer you to mediation if you are eligible and it may help you save your home. See below for safe sources of help. **SEEKING ASSISTANCE** Housing counselors and legal assistance may be available at little or no cost to you. If you would like assistance in determining your rights and opportunities to keep your house, you may contact the following: The statewide foreclosure hotline for assistance and referral to housing counselors recommended by the Housing Finance Commission: Toll-free: **1-877-894-HOME (1-877-894-4663)** or Web site: https://www.homeownership-wa.org/ The United States Department of Housing and Urban Development: Toll-free: **1-800-569-4287** or National Web Site: http://portal.hud.gov/hudportal/HUD or for Local counseling agencies in Washington: https://answers.hud.gov/housingcounseling/s/?language=en_US
The statewide civil legal aid hotline for assistance and referrals to other housing counselors and attorneys: Telephone: **1-800-606-4819** or Web site: https://nwjustice.org/home Additional information provided by the Trustee: If you have previously been discharged through bankruptcy, you may have been released of personal liability for this loan in which case this letter is intended to exercise the noteholders rights against the real property only. The Trustee's Sale Number is WA-25-1020126-RM. Dated: 2/12/2026 QUALITY LOAN SERVICE CORPORATION, as Trustee By: Jeff Stenman, President Trustee's Address: QUALITY LOAN SERVICE CORPORATION 108 1 st Ave South, Suite 450, Seattle, WA 98104 For questions call toll-free: (866) 925-0241 Trustee Sale Number: WA-25-1020126-RM Sale Line: 916-939-0772 or Login to: **http://www.qualityloan.com** IDSPub #0293183 5/28/2026 6/18/2026

NOTICE OF TRUSTEE'S SALE

Pursuant to the Revised Code of Washington 61.24, et seq.**108 1st Ave South, Suite 450 Seattle, WA 98104** Trustee Sale No.: **WA-25-1008169-RM** Title Order No.: **01-25004844** Reference Number of Deed of Trust: **Instrument No. 6680576** Parcel Number(s): **26361.4102** Grantor(s) for Recording Purposes under RCW 65.04.015: **DEAN A GEORGE AN UNMARRIED MAN** Current Beneficiary of the Deed of Trust and Grantee (for Recording Purposes under RCW 65.04.015): **Numerica Credit Union** Current Trustee of the Deed of Trust: **QUALITY LOAN SERVICE CORPORATION** Current Loan Mortgage Servicer of the Deed of Trust: **Cenlar FSB** I.**NOTICE IS HEREBY GIVEN** that QUALITY LOAN SERVICE CORPORATION, the undersigned Trustee, will on **6/26/2026**, at **09:00 AM Outside the East Entrance of the Spokane County Courthouse, located at 1116 West Broadway Avenue, Spokane, WA 99260** sell at public auction to the highest and best bidder, payable in the form of credit bid or cash bid in the form of cashier's check or certified checks from federally or State chartered banks, at the time of sale the following described real property, situated in the County of **SPOKANE,** State of **Washington,** to-wit: **LOT 2, BLK. 1, OF MOUNT PLEASANT SECOND ADDITION, AS PER PLAT RECORDED THEREOF IN VOLUME "1" OF PLATS, PAGE 54. IN THE CITY OF SPOKANE, SPOKANE COUNTY, WASHINGTON.** More commonly known as: **5521 N CEDAR ST, SPOKANE, WA 99205** Subject to that certain Deed of Trust dated **2/1/2018,** recorded **2/7/2018,** under **Instrument No. 6680576** and re-recorded on 3/15/2018 as Instrument Number 6691228 records of **SPOKANE** County, **Washington**, from **DEAN A GEORGE AN UNMARRIED MAN**, as grantor(s), to **FIRST AMERICAN TITLE COMPANY**, as original trustee, to secure an obligation in favor of **MORTGAGE ELECTRONIC REGISTRATION SYSTEMS, INC., AS SOLELY AS NOMINEE FOR NUMERICA CREDIT UNION, BENEFICIARY OF THE SECURITY INSTRUMENT, ITS SUCCESSORS AND ASSIGNS**, as original beneficiary, the beneficial interest in which was subsequently assigned to **Numerica Credit Union**, the Beneficiary, under an assignment recorded under Auditors File Number **7244083** II. No action commenced by the Beneficiary of the Deed of Trust as referenced in RCW 61.21.030(4) is now pending to seek satisfaction of the obligation in any Court by reason of the Borrower's or Grantor's default on the obligation secured by the Deed of Trust/Mortgage. III. The default(s) for which this foreclosure is made is/are as follows: Failure to pay when due the following amounts which are now in arrears: **$34,643.84**. IV. The sum owing on the obligation secured by the Deed of Trust is: The principal sum of **$85,616.81**, together with interest as provided in the Note from **7/1/2023** on, and such other costs, fees, and charges as are due under the Note, Deed of Trust, or other instrument secured, and as are provided by statute. V. The above-described real property will be sold to satisfy the expense of sale and the obligation secured by the Deed of Trust as provided by statute. Said sale will be made without warranty, expressed or implied, regarding title, possession or encumbrances on **6/26/2026**. The defaults referred to in Paragraph III must be cured by **6/15/2026** (11 days before the sale date), or by other date as permitted in the Note or Deed of Trust, to cause a discontinuance of the sale. The sale will be discontinued and terminated if at any time before **6/15/2026** (11 days before the sale), or by other date as permitted in the Note or Deed of Trust, the default as set forth in Paragraph III is cured and the Trustee's fees and costs are paid. Payment must be in cash or with cashiers or certified checks from a State or federally chartered bank. The sale may be terminated any time after the **6/15/2026** (11 days before the sale date) and before the sale, by the Borrower or Grantor or the holder of any recorded junior lien or encumbrance by paying the principal and interest, plus costs, fees and advances, if any, made pursuant to the terms of the obligation and/or Deed of Trust, and curing all other defaults. VI. A written Notice of Default was transmitted by the Beneficiary or Trustee to the Borrower(s) and Grantor(s) by both first class and certified mail, proof of which is in the possession of the Trustee; and the Borrower and Grantor were personally served, if applicable, with said written Notice of Default or the written Notice of Default was posted in a conspicuous place on the real property described in Paragraph I above, and the Trustee has possession of proof of such service or posting. The list of recipients of the Notice of Default is listed within the Notice of Foreclosure provided to the Borrower(s) and Grantor(s). These requirements were completed as of **2/19/2025**. VII. The Trustee whose name and address are set forth below will provide in writing to anyone requesting it, a statement of all costs and fees due at any time prior to the sale. VIII. The effect of the sale will be to deprive the Grantor and all those who hold by, through or under the Grantor of all their interest in the above-described property. IX. Anyone having any objections to this sale on any grounds whatsoever will be afforded an opportunity to be heard as to those objections if they bring a lawsuit to restrain the sale pursuant to RCW 61.24.130. Failure to bring such a lawsuit may result in a waiver of any proper grounds for invalidating the Trustee's sale. X. NOTICE TO OCCUPANTS OR TENANTS – The purchaser at the Trustee's Sale is entitled to possession of the property on the 20th day following the sale, as against the Grantor under the deed of trust (the owner) and anyone having an interest junior to the deed of trust, including occupants who are not tenants. After the 20th day following the sale the purchaser has the right to evict occupants who are not tenants by summary proceedings under Chapter 59.12 RCW. For tenant-occupied property, the purchaser shall provide a tenant with written notice in accordance with RCW 61.24.060. **THIS NOTICE IS THE FINAL STEP BEFORE THE FORECLOSURE SALE OF YOUR HOME.** You may be eligible for mediation. You have only **until 90 calendar days BEFORE the date of sale** listed in this Notice of Trustee Sale to be referred to mediation. If this is an amended Notice of Trustee Sale providing a 45-day notice of the sale, mediation must be requested no later than **25 calendar days BEFORE the date of sale** listed in this amended Notice of Trustee Sale. **DO NOT DELAY. CONTACT A HOUSING COUNSELOR OR AN ATTORNEY LICENSED IN WASHINGTON NOW** to assess your situation and refer you to mediation if you are eligible and it may help you save your home. See below for safe sources of help. **SEEKING ASSISTANCE** Housing counselors and legal assistance may be available at little or no cost to you. If you would like assistance in determining your rights and opportunities to keep your house, you may contact the following: The statewide foreclosure hotline for assistance and referral to housing counselors recommended by the Housing Finance Commission: Toll-free: **1-877-894-HOME (1-877-894-4663)** or Web site: https://www.homeownership-wa.org/ The United States Department of Housing and Urban Development: Toll-free: **1-800-569-4287** or National Web Site: http://portal.hud.gov/hudportal/HUD or for Local counseling agencies in Washington: https://answers.hud.gov/housingcounseling/s/?language=en_US
The statewide civil legal aid hotline for assistance and referrals to other housing counselors and attorneys: Telephone: **1-800-606-4819** or Web site: https://nwjustice.org/home Additional information provided by the Trustee: If you have previously been discharged through bankruptcy, you may have been released of personal liability for this loan in which case this letter is intended to exercise the noteholders rights against the real property only. The Trustee's Sale Number is WA-25-1008169-RM. Dated: 2/10/2026 QUALITY LOAN SERVICE CORPORATION, as Trustee By: Tianah Schrock, Assistant Secretary Trustee's Address: QUALITY LOAN SERVICE CORPORATION 108 1 st Ave South, Suite 450, Seattle, WA 98104 For questions call toll-free: (866) 925-0241 Trustee Sale Number: WA-25-1008169-RM Sale Line: 800-280-2832 or Login to: **http://www.qualityloan.com** IDSPub #0293115 5/28/2026 6/18/2026

SUPERIOR COURT OF WASHINGTON
COUNTY OF SPOKANE
In Re the Estate of:
JO NELL MAHONEY,
Deceased.
NO. 26-4-01162-32
PROBATE NOTICE TO CREDITORS RCW 11.40.030

The Personal Representative named below has been appointed as Personal Representative of this estate. Any person having a claim against the decedent must, before the time the claim would be barred by any otherwise applicable statute of limitations, present the claim in the manner as provided in RCW 11.40.070 by serving on or mailing to the Personal Representative or the Personal Representative's attorney at the address stated below a copy of the claim and filing the original of the claim with the court in which the probate proceedings were commenced. The claim must be presented within the later of: (1) Thirty days after the Personal Representative served or mailed the notice to the creditor as provided under RCW 11.40.020(1)(c); or (2) four months after the date of first publication of the notice. If the claim is not presented within this time frame, the claim is forever barred, except as otherwise provided in RCW 11.40.051 and 11.40.060. This bar is effective as to claims against both the decedent's probate and nonprobate assets.
Date of First Publication:
June 18, 2026
Personal Representative:
Robert L Mahoney
Attorney for the Personal Representative: Katharine Tate, WSBA 55310
Address for Mailing or Service:
Tate Law Offices, PLLC
23403 E Mission Ave, Ste 215
Liberty Lake, WA 99019
Court of Probate Proceedings:
Spokane County Courthouse
1116 W Broadway
Spokane, WA 99260
Case Number: 26-4-01162-32
Dates of Publication: 6/18/26, 6/25/26, 7/2/26

NOTICE OF TRUSTEE'S SALE

Pursuant to the Revised Code of Washington 61.24, et seq.**108 1st Ave South, Suite 450 Seattle, WA 98104** Trustee Sale No.: **WA-25-1023197-SW** Title Order No.: **FIN-25012536** Reference Number of Deed of Trust: **Instrument No. 6630900** Parcel Number(s): **36191.1508** Grantor(s) for Recording Purposes under RCW 65.04.015: **KYLA ALBERTSON, A SINGLE WOMAN** Current Beneficiary of the Deed of Trust and Grantee (for Recording Purposes under RCW 65.04.015): **Guild Mortgage Company LLC** Current Trustee of the Deed of Trust: **QUALITY LOAN SERVICE CORPORATION** Current Loan Mortgage Servicer of the Deed of Trust: **Guild Mortgage Company LLC** I.**NOTICE IS HEREBY GIVEN** that QUALITY LOAN SERVICE CORPORATION, the undersigned Trustee, will on **6/26/2026**, at **09:00 AM Outside the East Entrance of the Spokane County Courthouse, located at 1116 West Broadway Avenue, Spokane, WA 99260** sell at public auction to the highest and best bidder, payable in the form of credit bid or cash bid in the form of cashier's check or certified checks from federally or State chartered banks, at the time of sale the following described real property, situated in the County of **SPOKANE,** State of **Washington,** to-wit: **REAL PROPERTY IN THE COUNTY OF SPOKANE, STATE OF WASHINGTON, DESCRIBED AS FOLLOWS: A PARCEL OF LAND LYING IN TRACT 11 OF SPOKANE ESTATE PLAT A, AS PER PLAT RECORDED IN VOLUME Q OF PLATS, PAGE 17, DESCRIBED AS FOLLOWS: COMMENCING AT THE NORTHEAST CORNER OF SAID TRACT 11; THENCE SOUTH 52 DEGREES 59 MINUTES WEST, 339.85 FEET ALONG THE NORTHERLY LINE OF SAID TRACT 11 TO THE BEGINNING OF A 1452.50 FOOT RADIUS TANGENT CURVE TO THE RIGHT; THENCE WESTERLY ALONG SAID CURVE AND NORTHERLY LINE OF TRACT 11 THROUGH A CENTRAL ANGLE OF 0 DEGREES 14 MINUTES 48 SECONDS, AN ARC LENGTH OF 6.25 FEET TO THE POINT OF BEGINNING; THENCE CONTINUING WESTERLY ALONG SAID CURVE AND NORTHERLY LINE OF TRACT 11 THROUGH A CENTRAL ANGLE OF 2 DEGREES 57 MINUTES 30 SECONDS, AN ARC LENGTH OF 75 FEET; THENCE LEAVING SAID NORTHERLY LINE OF TRACT 11, SOUTH 27 DEGREES 26 MINUTES 14 SECONDS EAST, 160 FEET; THENCE NORTH 55 DEGREES 10 MINUTES 46 SECONDS EAST, 85 FEET; THENCE NORTH 31 DEGREES 07 MINUTES WEST, 160 FEET TO THE POINT OF BEGINNING; SITUATE IN THE COUNTY OF SPOKANE, STATE OF WASHINGTON. APN: 36191.1508.** More commonly known as: **425 W IVANHOE RD, SPOKANE, WA 99218** Subject to that certain Deed of Trust dated **8/11/2017,** recorded **8/14/2017,** under **Instrument No. 6630900** records of **SPOKANE** County, **Washington**, from **KYLA ALBERTSON, A SINGLE WOMAN**, as grantor(s), to **FIDELITY NATIONAL TITLE COMPANY OF WASHINGTON, A WASHINGTON CORP.**, as original trustee, to secure an obligation in favor of **MORTGAGE ELECTRONIC REGISTRATION SYSTEMS, INC., AS DESIGNATED NOMINEE FOR GUILD MORTGAGE COMPANY, A CALIFORNIA CORPORATION, BENEFICIARY OF THE SECURITY INSTRUMENT, ITS SUCCESSORS AND ASSIGNS**, as original beneficiary, the beneficial interest in which was subsequently assigned to **Guild Mortgage Company LLC**, the Beneficiary, under an assignment recorded under Auditors File Number **7440605** II. No action commenced by the Beneficiary of the Deed of Trust as referenced in RCW 61.21.030(4) is now pending to seek satisfaction of the obligation in any Court by reason of the Borrower's or Grantor's default on the obligation secured by the Deed of Trust/Mortgage. III. The default(s) for which this foreclosure is made is/are as follows: Failure to pay when due the following amounts which are now in arrears: **$24,710.47**. IV. The sum owing on the obligation secured by the Deed of Trust is: The principal sum of **$180,344.51**, together with interest as provided in the Note from **1/1/2025** on, and such other costs, fees, and charges as are due under the Note, Deed of Trust, or other instrument secured, and as are provided by statute. V. The above-described real property will be sold to satisfy the expense of sale and the obligation secured by the Deed of Trust as provided by statute. Said sale will be made without warranty, expressed or implied, regarding title, possession or encumbrances on **6/26/2026**. The defaults referred to in Paragraph III must be cured by **6/15/2026** (11 days before the sale date), or by other date as permitted in the Note or Deed of Trust, to cause a discontinuance of the sale. The sale will be discontinued and terminated if at any time before **6/15/2026** (11 days before the sale), or by other date as permitted in the Note or Deed of Trust, the default as set forth in Paragraph III is cured and the Trustee's fees and costs are paid. Payment must be in cash or with cashiers or certified checks from a State or federally chartered bank. The sale may be terminated any time after the **6/15/2026** (11 days before the sale date) and before the sale, by the Borrower or Grantor or the holder of any recorded junior lien or encumbrance by paying the principal and interest, plus costs, fees and advances, if any, made pursuant to the terms of the obligation and/or Deed of Trust, and curing all other defaults. VI. A written Notice of Default was transmitted by the Beneficiary or Trustee to the Borrower(s) and Grantor(s) by both first class and certified mail, proof of which is in the possession of the Trustee; and the Borrower and Grantor were personally served, if applicable, with said written Notice of Default or the written Notice of Default was posted in a conspicuous place on the real property described in Paragraph I above, and the Trustee has possession of proof of such service or posting. The list of recipients of the Notice of Default is listed within the Notice of Foreclosure provided to the Borrower(s) and Grantor(s). These requirements were completed as of **9/18/2025**. VII. The Trustee whose name and address are set forth below will provide in writing to anyone requesting it, a statement of all costs and fees due at any time prior to the sale. VIII. The effect of the sale will be to deprive the Grantor and all those who hold by, through or under the Grantor of all their interest in the above-described property. IX. Anyone having any objections to this sale on any grounds whatsoever will be afforded an opportunity to be heard as to those objections if they bring a lawsuit to restrain the sale pursuant to RCW 61.24.130. Failure to bring such a lawsuit may result in a waiver of any proper grounds for invalidating the Trustee's sale. X. NOTICE TO OCCUPANTS OR TENANTS – The purchaser at the Trustee's Sale is entitled to possession of the property on the 20th day following the sale, as against the Grantor under the deed of trust (the owner) and anyone having an interest junior to the deed of trust, including occupants who are not tenants. After the 20th day following the sale the purchaser has the right to evict occupants who are not tenants by summary proceedings under Chapter 59.12 RCW. For tenant-occupied property, the purchaser shall provide a tenant with written notice in accordance with RCW 61.24.060. **THIS NOTICE IS THE FINAL STEP BEFORE THE FORECLOSURE SALE OF YOUR HOME.** You may be eligible for mediation. You have only **until 90 calendar days BEFORE the date of sale** listed in this Notice of Trustee Sale to be referred to mediation. If this is an amended Notice of Trustee Sale providing a 45-day notice of the sale, mediation must be requested no later than **25 calendar days BEFORE the date of sale** listed in this amended Notice of Trustee Sale. **DO NOT DELAY. CONTACT A HOUSING COUNSELOR OR AN ATTORNEY LICENSED IN WASHINGTON NOW** to assess your situation and refer you to mediation if you are eligible and it may help you save your home. See below for safe sources of help. **SEEKING ASSISTANCE** Housing counselors and legal assistance may be available at little or no cost to you. If you would like assistance in determining your rights and opportunities to keep your house, you may contact the following: The statewide foreclosure hotline for assistance and referral to housing counselors recommended by the Housing Finance Commission: Toll-free: **1-877-894-HOME (1-877-894-4663)** or Web site: https://www.homeownership-wa.org/ The United States Department of Housing and Urban Development: Toll-free: **1-800-569-4287** or National Web Site: http://portal.hud.gov/hudportal/HUD or for Local counseling agencies in Washington: https://answers.hud.gov/housingcounseling/s/?language=en_US The statewide civil legal aid hotline for assistance and referrals to other housing counselors and attorneys: Telephone: **1-800-606-4819** or Web site: https://nwjustice.org/home Additional information provided by the Trustee: If you have previously been discharged through bankruptcy, you may have been released of personal liability for this loan in which case this letter is intended to exercise the noteholders rights against the real property only. The Trustee's Sale Number is WA-25-1023197-SW. Dated: 2/11/2026 QUALITY LOAN SERVICE CORPORATION, as Trustee By: Daniel Lazos, Assistant Secretary Trustee's Address: QUALITY LOAN SERVICE CORPORATION 108 1 st Ave South, Suite 450, Seattle, WA 98104 For questions call toll-free: (866) 925-0241 Trustee Sale Number: WA-25-1023197-SW Sale Line: 800-280-2832 or Login to: **http://www.qualityloan.com** IDS-Pub #0293148 5/28/2026 6/18/2026

SUPERIOR COURT OF WASHINGTON
COUNTY OF SPOKANE
In the Matter of the Estate of:
CINDY JO GREEVER,
Deceased.
CASE NO. 26-4-01103-32
NOTICE TO CREDITORS
(RCW 11.40.030)
PLEASE TAKE NOTICE

The Personal Representative named below has been appointed as Personal Representative of this estate. Any person having a claim against the decedent that arose before the decedent's death must, before the time the claim would be barred by any otherwise applicable statute of limitations, present the claim in the manner as provided in RCW 11.40.070 by serving on or mailing to the Personal Representative or the Personal Representative's attorney at the address stated below a copy of the claim and filing the original of the claim with the Court. The claim must be presented within the later of: (a) Thirty days after the Personal Representative served or mailed the notice to the creditor as provided under RCW 11.40.020(3); or (b) four months after the date of first publication of the notice. If the claim is not presented within this time frame, the claim will be forever barred, except as otherwise provided in RCW 11.40.020 and 11.40.060. This bar is effective as to claims against both the decedent's probate and nonprobate assets.
Date of First Publication: 6/11/2026
Personal Representative:MELISSA M. DOWNING
Attorney for Personal Representatives: MICHAEL BRESSON
Address for Mailing or Service:
Herman, Herman & Jolley, PS
12340 E. Valleyway Ave.
Spokane Valley, WA 99216
Dated: June 5, 2026
/s/ MICHAEL J. BRESSON,
WSBA #27376
Attorney for Estate of
Cindy Jo Greever

SUPERIOR COURT OF WASHINGTON
COUNTY OF SPOKANE
In the Matter of the Estate of:
KAARINA K. MEWHINNEY,
Deceased.
CASE NO. 26-4-01054-32
NOTICE TO CREDITORS
(RCW 11.40.030)
PLEASE TAKE NOTICE

The Personal Representative named below has been appointed as Personal Representative of this estate. Any person having a claim against the decedent that arose before the decedent's death must, before the time the claim would be barred by any otherwise applicable statute of limitations, present the claim in the manner as provided in RCW 11.40.070 by serving on or mailing to the Personal Representative or the Personal Representative's attorney at the address stated below a copy of the claim and filing the original of the claim with the Court. The claim must be presented within the later of: (a) Thirty days after the Personal Representative served or mailed the notice to the creditor as provided under RCW 11.40.020(3); or (b) four months after the date of first publication of the notice. If the claim is not presented within this time frame, the claim will be forever barred, except as otherwise provided in RCW 11.40.020 and 11.40.060. This bar is effective as to claims against both the decedent's probate and nonprobate assets.
Date of First Publication:
June 11, 2026
Personal Representative:
AMBER M. WHEELOCK
Attorney for Personal Representative: MICHAEL BRESSON
Address for Mailing or Service:
Herman, Herman & Jolley, PS
12340 E. Valleyway Ave.
Spokane Valley, WA 99216
Dated: June 3, 2026.
/s/ MICHAEL J. BRESSON,
WSBA #27376
Attorney for Estate

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Superior Court of Washington,
Country of Spokane
COLETTE HOYT 10-27-77
Petitioner
vs.
CHRISTOPHER HOYT 4-20-78
Respondent
NO. 20-2-03347-32
SUMMONS BY PUBLICATION
(SMPB)
Summons By Publication

The STATE OF WASHINGTON to: Christopher Hoyt
YOU ARE HEREBY SUMMONED to appear on the 2nd day of July, 2026 at 8:30 a.m. at Spokane County Superior Court, W. 1116 BROADWAY, SPOKANE, WA. 99260 COURTROOM 202, and respond to the petition. If you fail to respond, an order of protection will be issued against you pursuant to RCW 7.105.310 for a minimum of one year from the date you are required to appear. A temporary order of protection has been issued against you, restraining you from the following: (contact the court for a complete copy of the Temporary Order)
Do not cause any physical harm, bodily injury, assault, nonconsensual sexual conduct or nonconsensual sexual penetration, and do not harass, threaten, or stalk the protected person or any minor children residing with the protected person.
Do not attempt or have any contact, including nonphysical contact, directly, indirectly, or through third parties, regardless of whether those third parties know of the order, except for service of court documents with the protected person or any minor children residing with the protected person.
Do not return to or enter the protected person's residence, workplace, school, vehicle and/or other location.
Do not knowingly come within, or knowingly remain within, 1,000 feet of the protected person and the protected person's residence, school, workplace, vehicle or other location.
Do not harass, follow, monitor, keep under physical or electronic surveillance, cyber harass (as defined in RCW 9A.90.XXX), or use phone, video, audio or other electronic means to record, photograph, or track locations or communication, including digital, wire, or electronic communication, of the protected person.
A copy of the petition, notice of hearing, and temporary ex parte protection order has been filed with the clerk of this court.
Date: 6-1-2026
/s/ Colette Hoyt
The hearing scheduled on page 1 will be held:
In Person 8:30am
Judge/Commissioner: TBD
Courtroom: 202
Address: West 1116 Broadway Ave., Spokane, WA 99260
Online (audio and video)
App: Zoom.US
Login: 402 876 2240
By Phone (audio only)
You must get permission from the court at least 3 court days before your hearing to participate by phone only (without video). To make this request, contact: EX PARTE COURTROOM 202.
If you have questions or trouble connecting online or by phone (instructions, who to contact)
IMMEDIATELY CALL 477-5702 EXT: 0.
Ask for an interpreter, if needed.
Contact: (509) 477-5790
Ask for disability accommodations if needed. Contact:
(509) 477-5790
Ask for an interpreter or accommodation as soon as you can. Do not wait until the hearing!
Dates of Publications: 6/11/26, 6/18/26, 6/25/26

Superior Court of Washington,
County of Spokane
SAMANTHA THOMPSON
DOB 10/07/1986
Petitioner
vs.
EDWARD THOMPSON
DOB 02/21/1982
Respondent
No. 26-2-01578-32
SUMMONS BY PUBLICATION
(SMBP)
Summons By Publication

The STATE OF WASHINGTON to: Edward Thompson
YOU ARE HEREBY SUMMONED to appear on the 23rd day of June 2026 at 8:30am, at Spokane County Superior Court, West 1116 Broadway Ave. Spokane, WA. 99260 COURTROOM 202, and respond to the petition. If you fail to respond, an order of protection will be issued against you pursuant to RCW 7.105.310 for a minimum of one year from the date you are required to appear. A temporary order of protection has been issued against you, restraining you from the following: (contact the court for a complete copy of the Temporary Order)
Do not cause any physical harm, bodily injury, assault, nonconsensual sexual conduct or nonconsensual sexual penetration, and do not harass, threaten, or stalk the protected person or any minor children residing with the protected person.
Do not attempt or have any contact, including nonphysical contact, directly, indirectly, or through third parties, regardless of whether those third parties know of the order, except for service of court documents with the protected person or any minor children residing with the protected person.
Do not return to or enter the protected person's residence, workplace, school, vehicle and/or other location.
Do not return or enter the daycare or school of a minor child/ren.
Do not harass, follow, monitor, keep under physical or electronic surveillance, cyber harass (as defined in RCW 9A.90.XXX), or use phone, video, audio or other electronic means to record, photograph, or track locations or communication, including digital, wire, or electronic communication, of the protected person.
A copy of the petition, notice of hearing, and temporary ex parte protection order has been filed with the clerk of this court.
Date: 5/21/2026
/s/ Samantha Thompson
The hearing will be held:
In Person 8:30am
Judge/Commissioner: TBD
Courtroom: 202
Address: West 1116 Broadway Ave
Spokane, WA 99260
Online (Audio and Video)
App: ZOOM.US
Login: 402 876 2240
By Phone (audio only)
You must get permission from the court at least 3 days before your hearing to participate by phone only (without video). To make this request, contact: EX PARTE COURTROOM 202.
If you have questions or trouble connecting online or by phone (instructions, who to contact) **IMMEDIATELY CALL** 477-5702 EXT: 0.
Ask for an interpreter, if needed. Contact: (509) 477-5790
Ask for disability accommodation, if needed. Contact: (509) 477-5790
Ask for an interpreter or accommodation as soon as you can. Do not wait until the hearing!
Date of Publications: 6/4/26, 6/11/26, 6/18/26

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Fishing Magician

Dave Longhine

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My freezer was just about empty of walleye so I made a couple of trips last week to see if I could replenish my supply. Walleye fishing seems to have gotten off to a slow start this season on the popular reservoirs in our region, and I wanted to see if we could find some decent action.

Nate Stully has had some good days on Banks Lake fishing for walleye this season, and he invited me to join him and Lee Stevenson last Thursday to give it a try. We met at Steamboat State Park, where the cleaning station is operating now. This makes it an even more attractive place to launch on Banks. Since it is in the Punch Bowl you can often find calmer water in here on a windy day. We first tried an area on the backside of Steamboat Rock and worked our way down to the Clay Banks between Steamboat and the Poplars. We got a fish in this area and missed several bites. We moved into the Poplar Bay and did get one more walleye. We tried a couple of spots across the lake and further down, still looking for fish. The screen on the depth sounder had been mostly blank, and we were scratching our heads about where the fish may have gone. I jumped off about 2 p.m. and Nate and Lee took off for Barker Flats. He texted me that they got two more fish over there and missed a bunch of bites. I should have stayed on board! This week's photo is of Nate with one of the walleye we landed on Banks.

I wanted to plan a trip to fish for walleye at Billy Clapp, and in spite of concerns about it being a windy day last Thursday, my buddy James Lebow agreed to go. When we arrived at the launch we were greeted by a stiff breeze, and that persisted when we reached the fishing grounds. We made a couple of passes through an area that had produced for us before, and we landed three fish. We moved up lake to the area below the powerhouse, which is where we spend most of our time when fishing for walleye on Billy Clapp. This is never easy. There is a strong current here, which makes keeping our baits on the bottom, without snagging difficult. Add wind to the equation and it can really be a challenge. James is a master at this, though, and while he struggled to keep the boat under control in these conditions, he still managed to fish with two rods and landed more walleye than I did! We had agreed to fish a short day, and when we headed back to the launch to fillet our catch we still had 13 walleye in the livewell.

Summer run salmon numbers over Bonneville Dam have taken a turn for the better. When I looked at the daily return and graph from the Fish Passage Center, I noticed a sharp increase in the summer runs. This is great news for those who chase these prized fish on the upper Columbia River. Last year the forecast was for just 38,000 fish and over 43,000 showed up. Still, we had a very curtailed fishing season, with fishing limited to specific "bubble" fisheries, and closed in most areas of the upper Columbia. This year's forecast is for 41,000 and hopefully they will exceed this number. The ten-year average for summer runs is just over 70,000 fish. By June 30th we should see fifty percent of the run over Bonneville, and we will have a better picture of what to expect for the 2026 season. Another thing to consider is that the WDFW managers of the Columbia take a closer look at the actual passage of summer runs over Priest Rapids Dam to determine the season. In the past, if the numbers were weak over Bonneville, for both salmon and steelhead, they would write the seasons off.

Something that comes with the new boat is the opportunity to experience the many terrific fishing opportunities in the Hayden, Idaho area. There is a long list of lakes that I look forward to exploring and sharing what I learn about them with my readers, listeners and followers. I would encourage you to follow me on Facebook and even subscribe to help with the expense of the travel. I am very excited about fishing for the kokanee, trout, salmon and other species available on these lakes. I will get a chance to finally cross northern pike off my list of species that I haven't caught. I will be doing random drawings for subscribers, and they will win one of the great products from Northwest Bait and Scent and other tackle and gear. I will also be doing videos that will be exclusive to Subscribers that show tips and tricks and advice from noted guides in the area. Just hit the Subscribe button on my Facebook Page to sign up. Thanks in advance for helping me expand my coverage of the many freshwater fishing that can be found in Eastern Washington and North Idaho!

The Washington Department of Fish and Wildlife (WDFW) announced restrictions on campfires, target shooting, and other activities beginning June 15 on WDFW-managed lands in Eastern Washington to reduce wildfire risk and support public safety. Starting June 15, the following activities are restricted on WDFW-managed lands in Eastern Washington: Fires or campfires, including those in fire rings. Personal camp stoves and lanterns fueled by propane, liquid petroleum, or liquid petroleum gas are allowed. Discharging firearms for target shooting or other purposes, aside from lawful hunting, unless otherwise posted. Target shooting is permitted daily from sunrise to 10 a.m. through Aug. 15 only at two Department shooting ranges: Methow Shooting Range, Methow Wildlife Area Unit. Lake Lenore Shooting Range, Columbia Basin Wildlife Area: From Aug. 16 through Sept 15, restrictions prohibit discharging firearms for target shooting on all WDFW-managed lands (including the previously mentioned target-shooting ranges) in Eastern Washington, unless otherwise posted.

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DOGS

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Strong hunting drive, great family pets, both parents are health tested, shed, waterfowl & upland hunt. 208-451-3362 Post Falls

LONG HAIRED PIEBALD FEMALE DACHSHUND PUPPIES
Will be 8 weeks on July 3, $1300. Call or text, 509-279-1099 Spokane

BEAUTIFUL BICHON POODLES
100% hypoallergenic & non-shedding, affectionate & intelligent, born May 7, Sire is Bichon Frise, dam mini white Poodle with cream, mature weight approx 12-14 lbs. deposits accepted. Call/text 509-515-6997 Granger

HUNTING & FISHING

PREMIER AUCTION CENTER HAS AN ONLINE AUCTION THIS WEEK!
Collectible Winchester rifles, coins, silver, jewelry, unique prepper items, tools & more! Preview in person at the auction house on Friday & Saturday, June 19 & 20, 10am-4pm. Then bid online, PremierAuctionCenter.HiBid.com For information on future sales, see our website, www.PremierAuctionCenter.com

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Local law agencies to stop irresponsible backyard breeders & puppy mills. If you bought a sick puppy or had a strange buying experience please report it to us & if applicable, the local authorities. We take pride in creating a safe buying & selling marketplace for the Eastern Washington community. 509-922-3456 or www.PacificNW.Exchange, SCRAPS 509-477-2532, Stevens County Sheriff 509-684-5296, Ferry County 509-775-3132, Grant County 509-754-2011, Lincoln County 509-725-3501, Pend Oreille County 509-447-3151, Whitman County 509-397-6266

YORKIE TERRIER PUPPIES NEED LOVING HOMES
Mom is 8lbs, dad is 6lbs, vaccinations & deworming up to date, well socialized, 3 females & 3 males, non shedding & hypoallergenic, love to snuggle, parents are very smart, ready to go now. Please text or call, 509-828-7042 or 509-868-7223 Spokane Valley

AKC ENGLISH CREAM FEMALE GOLDEN RETRIEVER
Tikka is a calm & friendly family dog that has lived on a farm all of her 3 years. She loves people & likes to play. Full registration. Needs a new home due to recent changes on our farm, $500. Call/ text 509-251-1056 Deer Park

PUREBRED GOLDEN RETRIEVER PUPPIES, READY NOW!
Dad is AKC English creme, mom AKC American red, shots, dewormed, $700. 509-992-7838 Chewelah

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BEAUTIFUL PUREBRED GERMAN SHEPHERD PUPPIES
Looking for loving homes, male & female available, $500. Call or text, 509-990-2943 Spokane

PUREBRED COTON DE TULEAR PUPPIES
Happy go lucky, small breed, sweet, loving, intelligent, no health issues! Parents health tested. Home raised, pad trained, kennel trained & outside trained. Vet checked, shots & 5 year health guarantee, two males available, ready now, $3,000. 509-710-7959 Spokane

AKC REG. CANE CORSO PUPPIES
Almost all colors, males & females available, black, black/ brindle blue, blue/ brindle, blue fawn, ready June 17, $2000. 509-475-1501 Springdale

AKC SHIH TZU PUPPIES
3 males available, vaccinated, dewormed, $1500. Yakima. 509-961-0154

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Three males & one female, born April 21, ready for new homes, dewormed & shots, working on potty training, very social, they know the word "No". Males, $800; females, $1000. 509-953-1619 Spokane

MINIATURE AUSSIEDOODLE PUPPIES
Raised in my home & well socialized. No to low shedding, extra curly soft coat, low adoption fee of $600. See videos & pictures on my website www.CoolRiverHorses.com or call, text or FaceTime Lori, 509-860-3302 Malaga

AKC REG GOLDEN RETRIEVER PUPPIES
Looking for their forever homes anytime after July 6, $1100 firm. Call or text, 509-768-1140 Nine Mile Falls

BORDER COLLIE PUPPIES RANCH RAISED
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GOLDEN RETRIEVER FEMALE
5 years old, unaltered, family & farm dog, $250. Call or text for more information, 509-690-0976 Elk

AKC FRENCH BULLDOG PUPPIES!
5 handsome males & 1 beautiful female looking for their forever homes, ready to go on July 1, Males $2500, female $3000, AKC registered, dewormed, first set of shots included, healthy, playful, & well-socialized. Text/call 509-853-8302 or 509-426-8174 for more information, photos, or to reserve your puppy! Selah

HAVAPOO PUPPIES
Sixteen weeks old & ready for you. All vaccines & dewormers given. They are super lovable fluff balls with perfect bite & are non-shedding hypoallergenic, $850. Call or text, 509-859-7580 Medical Lake

MINIATURE BERNEDOODLES
Great quality, 5 males & 3 females, will provide shot/dewormer records. $1000/$1200. Any questions feel free to call or text 509-759-3929

COTON DE TULEAR
8 week old Cotons ready for their new home June 20. Only 3 males left. Have had their first shots & on their way to being potty trained. This hypoallergenic dog would be a great addition to any family, $1500. Call or text, 509-331-4585 Grandview

SHEEPADOODLE CROSS FEMALE PUPPY
Four months old, about 35lbs, very energetic, family friendly, too active for us, will be large. Good around other dogs, $200. Call or text, 208-970-2700 Clarkston

ATTENTION FEMALE VETERANS
Operation Dog Tag is starting dog training classes for female MST survivors. These classes are free & held at the Spokane Vet Center on Mirabeau Parkway in Spokane Valley. For details please contact Joe, 509-276-4364 be sure to leave a message & I will get back to you. Thank you for your service

ADORABLE DORGIS/ DACHSHUND/ CORGI PUPPIES
The cutest ever! 9 weeks old, first set of shots & litter box trained. Three boys & one girl available. They are happy & love to play outside. Corgis are natural "herders" so mamma has been teaching them how to herd. Mom has papers, dad did not but was full Dachshund, $450 each. More pictures on request, I will get back to you as soon as possible, call or text, 509-319-9497 Newman Lake

DACHSHUND, CHIHUAHUA, YORKIE, SCHNAUZER MIX
Puppies, 7 weeks old, small & cute, each one is unique! First shots & dewormed, $40 each. I work 11 hour days so, only available to meet Wednesday, Thursday or possibly Friday in Moses Lake, Wenatchee, Ritzville or other nearby areas. I can also meet other days after 7pm in George or Quincy. Text with questions. If you need to call, I will call you back as soon as I can, 509-797-1825 Quincy

DACHSHUND PUPPIES
Longhaired & shorthaired, males & females, home raised with kids, 9 weeks old, had their first shots & dewormed, ready now, $500. Call 509-438-7490 or 509-276-7968 Deer Park

WE ARE LOOKING TO REHOME SHYLA
Our beloved 10 year old German Shepherd/ Pit Bull mix to the right home. She is a sweet senior dog who enjoys spending her time outdoors & would do best with a securely fenced yard or farm property where she has room to explore & wander safely. Due to age-related incontinence, she is primarily an outdoor dog. She will come with her heated outdoor dog house & crate. We are hoping to find a caring family who can provide her with a safe, comfortable place to enjoy her golden years. Please message us if you think you may be a good fit. Call or text 509-957-4025 Spokane

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Looking for loving families, these pups come from excellent hunting bloodlines & already showing the intelligence & drive that make GSPs one of the most versatile sporting breeds, pups are 6 weeks old, healthy, energetic & full of personality, raised with plenty of attention & socialization, these puppies are already showing the outstanding temperament, athleticism & intelligence the breed is famous for. If you're looking for a devoted hunting partner, a family companion, or both, one of these puppies may be the perfect fit! Message or call for more information, photos, & rehoming details, 541-980-0837 The Dalles, OR

DACHSHUND/ WEENIE DOG PUPPIES
Not papered, parents on site. 509-948-4970 Kennewick

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Anatolian/ Maremma/ St. Bernard puppies with unique markings, small rehoming fee. For any further questions contact me by email cryzhavocj@gmail.com or call/ text 509-608-8535 Elk

CANE CORSO & BLUE TICK HOUND CROSS PUPPIES
Healthy, well-socialized, family raised, ready July 2. Contact for details & pictures, $550. Serious inquiries only, 509-216-8527 Springdale

BICHON FRISE MIX
2 beautiful females available for their forever homes, playful, healthy, vaccinated & dewormed, care package included, Sire is Bichon Frise & dam is Poodle mix. $500. Call/-text 509-515-6997, Granger

FARM DOG PUPPIES
Dad: Anatolian Shepherd/ Pyrenees, & mom: Newfoundland/ Airedale. Excellent farm dogs, amazing temperaments, born May 4, Star Wars puppies! Available June 29, $300. Text for pictures, 509-389-1850 Cheney

NIA IS LOOKING FOR HER FOREVER HOME
She was hit by a train, & had a rear leg amputated. This isn't stopping her at all though, she's agile, can jump on beds & couches & is doing awesome in her foster home. She is current on vaccinations, dewormed, heart worm tested negative, microchipped & ready to come snuggle with you. We will place her into your home with our foster to adopt program, so we can finish up her medical needs. Nia's life before is unknown, but she is showing us just how much resilience dogs have. We see so much potential in her. Her ideal home is likely with other medium to large dogs, but probably best to steer clear of homes with small pets, like cats or ferrets. At somewhere close to 9 months of age this 31lb sweetheart will likely be an ideal medium sized dog, her adoption fee is $200. If you are interested in Nia, please go complete an application at www.TheFurryFarmRescue.org or call 509-230-6540

TOY POODLES
Former breeder who can't take care of them anymore for health reasons, 6 males from 4 months to a year and a half, 3 females available too. If you have any more questions, please text or call 509-709-9092

CORGI PUPPIES AVAILABLE
7 weeks old, ready for their new homes, not papered, asking $700. Willing to drive within a reasonable distance. 509-985-9024 Yakima

CKC REGISTERED YORKIES PUPPIES
2 females, 1 male, first shots & deworming done, ready after June 20. 509-833-1726 Yakima

F1 LABRADOODLE PUPPIES
11 weeks old, excellent dispositions, both parents are very well bred. Have been vaccinated, dew claws removed, health checked, $1000. Call or text, 509-280-7734 Rockford

HAVANESE & SHIH TZU PUPPIES
Combining the best of both breeds, these pups are hypoallergenic, non-shedding, loyal & intelligent. Raised in home, up to date on shots, deworming, & have already started potty training! Male & female available now, $1500 each. If you're looking for a smart, playful & loving companion, call Sharon to reserve yours today. 509-701-3028 Spokane Valley

GIANT IN PERSONALITY, TINY IN SIZE!
3 male Yorkie puppies available soon, born April 17, Yorkies are known for being intelligent, loyal & great companions, these 3 little boys have big personalities packed into tiny bodies, they are playful, affectionate, ready to become your best friend, being raised in our home with lots of love & attention, socialized & handled daily. Exposed to household noise, cats, working on potty training, deworming/age-appropriate vaccinations, Father is 5.5 lbs, Mother is 4.5–5 lbs. Text 509-520-3624 for photos/videos, more information. Serious inquiries only, please

AKC PUREBRED POMERANIAN PUPPIES
One female & three males. Some papered & some not, Call or text for details. 509-989-1042 Soap Lake

PUREBRED IRISH SETTER PUPPIES
9 weeks old, first shot & deworming, 1 female & 4 males, asking $1000 or best offer. 509-439-7281

AKC IMPERIAL SHIH TZU PUPPIES
Eight weeks old, have 1 girl & 1 boy, adult weight 6-10lbs, up to date on vaccines, wormed, microchipped & vet certification, plus a puppy starter pack & AKC Registration papers, $600. Text for more information, 509-322-5475 Tonasket

BEAUTIFUL HEALTHY PEKITZU PUPPIES
Ready to go, only have 3 left so don't miss your chance of taking one home! Come with shots, deworming, health guarantee, puppy pad trained & more. 509-201-0885

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BORDER COLLIE MIX PUPPIES
Available litter of 8 week old red & white, 2 black & white, all of whom have received their initial vaccinations, our litter consists primarily of male puppies, with only 1 female, displaying 1 blue & 1 green eye, puppies exhibit the classic coloring associated with red or black Border Collies. We are seeking loving & responsible homes for these adorable pups at an affordable price of $50. If you are interested in adding one of these companions to your family, please contact us. Willing to meet or deliver, possible fee. 509-386-2614 Walla Walla

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To refuse any ads if mistreatment, abuse of animals or otherwise harmful situations to the animals health or well being are suspected.

LUV IS LOST, HELP BRING HIM BACK!
Went missing Friday, May 15, in the evening around 9pm. Newport Hwy & Day Mount Spokane Road, North of the Maverick station. Reward for information. Please call Scott, 509-944-1031 Mead

MALE DARK BROWN MINI POODLES AVAILABLE NOW!
Happy, healthy puppies, 10 weeks old, registration eligible, accepting reasonable offers. Call or text, 509-991-8107 North of Spokane

SUSPECT A PUPPY MILL?
To help those dogs you must contact your local authorities. Photos, names, addresses all help create a case for law enforcement to obtain the proper documentation to rescue the animals in need as soon as possible. SCRAPS 509-477-2532, Stevens County Sheriff 509-684-5296, Ferry County 509-775-3132, Grant County 509-754-2011, Lincoln County 509-725-3501, Pend Oreille County 509-447-3151, Whitman County 509-397-6266

COLVILLE VALLEY ANIMAL SANCTUARY
Is a non-profit located in Stevens County that helps care for cats & dogs. CVAS not only helps the animals find their fur-ever homes, but also the community & surrounding area. We offer low-cost vaccination clinics, information resources, Furry Tales (reading program for children), pet food bank, Seniors Saving Seniors (program matching seniors with senior pets at no cost; some requirements apply) & much more. Without the generosity of caring people who believe in our cause we would not be able to be here for those who need us. CVAS is funded by donations & any grants. Our daily operations are run mainly by wonderful volunteers who give their time & heart to CVAS. If you would like to volunteer or donate to CVAS please contact us: 509-684-1475, office@cvasanctuary.org or www.-CVASanctuary.org

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F1B MINIATURE GOLDENDOODLE PUPPIES
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Handsome 8 month old male Frenchton, intact, vaccinated & dewormed, $700. 509-778-3044

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Males & females, healthy, happy, loyal companions, shots & crate trained, senior & military discounts. Please call, 406-384-3693

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Saturday & Sunday, June 27 & 28, 10am each day, 1717 W. Dynamite Lane, Spokane. $300 per rider, horses may be provided for an additional fee. Saturday: Horsemanship, barrels & poles with Jim Parvin, additional barrel race Saturday night; Sunday: Memorial Rodeo & Queen tryouts, awards ceremony, buckles for beginners, intermediate, advanced & Sportsmanship Saddle. Lunch provided each day. For safety reasons, children under age 10 are not allowed to attend or participate. Call 509-385-7325 or email: r.-byrne224@icloud.com

NORTHEAST CHAPTER BACK COUNTRY HORSEMEN OF WASHINGTON
Meets the third Tuesday of each month through September at the Clayton Grange, 4478 Railroad Avenue. Potluck at 6pm, meeting starts at 7pm. We are a volunteer driven organization of riders, packers & trail stewards. We are united by one clear & vital mission: keeping trails open for equestrian use on public lands. Watch our NEBCHW Facebook page & our website www.-NEBCHW.org for ongoing activities

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Designated Broker

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SELLER'S COSTS TO CLOSE

As a real estate professional, I have often been asked to provide a Market Analysis for potential sellers prior to listing a property. Included with that market analysis report, I always provide an estimate of selling costs. This allows any potential seller to visualize what their actual net proceeds will be if the property sells within the value range indicated by the analysis.

Many brokers simply offer a percentage (usually 9–10%) of the list price (or none at all) as an estimate of what the cost to the seller will be, without detailing those costs or discussing them. Since the equity in a property is possibly the single biggest asset that most people have, it makes sense to me that they would want to see how the actual costs break down in a more detailed format.

Based on the purchase price or projected sales price, a seller will be obligated to pay all or most of the following costs: state excise tax, title insurance, closing fee, real estate broker fees (listing agent portion and possibly buyer broker portion), prorated property taxes, septic tank pumping and certification, well report (quality and quantity), recording fees, open space compensating taxes, utility holdbacks, and possibly all or part of the buyer's closing costs.

Once you know the approximate closing costs, and you know what your mortgage balance is, you can then calculate what your approximate net proceeds should be. Remember that knowing the approximate loan balance is different from knowing the actual payoff amount, since interest is often added to the payoff balance at closing.

A common lending practice in this region, where there are many VA and FHA borrowers, is for the buyer to ask the seller to pay all or part of their loan closing costs, which could be in the range of 3–4% of the purchase price. Many sellers cringe at this thought until they understand that a large percentage of buyers fall into that category.

When you do sell your property, the closing company will prepare a detailed breakdown of your actual costs to close. If your broker has done their job, none of these costs will come as a surprise.

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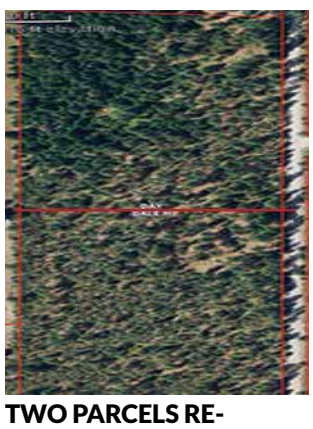

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Three bedroom, four bath, every bedroom has their own bath, large primary suite with double walk in closets, knotty alder kitchen cabinets & trim throughout, oak hand scraped finish hardwood flooring, 9' ceilings, oversized 47x42' finished garage, massive insulated & drywalled 60x80' shop with two post vehicle lift, 200 amp power & a 1 bed, 1 bath apartment, 40x60' pole building with power & water. Private & secluded property, mostly treed with about 20 acres of farmland currently in grass hay, trail system throughout forested areas, $1,529,000. Call me today! Brandon Palmer, Real Estate Marketplace NW, Inc. 509-998-2203

WE BUY LAND OF ALL SIZES IN WASHINGTON & IDAHO
Call us for more information. Frontier Northwest Land, 509-468-0483 Spokane

TWO ORCHARDS WITH HOME ON 8 ACRES, STEVENS COUNTY
4 bedroom, 1 bath, 1900 sq.ft. home, scenic & private location, stream on property perfect for orchard, livestock & farm use. Additional acreage also available, $399,900 with options available for cash. Located in Hunters, Washington. For information contact Northwest Lands, www.NWLands.-com or call 509-671-1691

LOOKING TO SELL CEDAR LOGS?
Call Alta Forest Products. Delivered to Naples, Idaho & Swan Lake Landing, St. Maries, Idaho. Now also delivering to Port of Lewiston, Idaho. Call Trevor Favaro, 208-290-4547 or Luke Machtolf, CF. 509-867-6313

GREAT OPPORTUNITY FOR DO-IT-YOURSELFER
For sale by owner, 5+/- treed acres with barndominium. Attention residential real estate investors or private party. 1200 sq.ft. approx. shop/ 3 bay garage with 3/4 bath, kitchenette & wood stove, one bay could be walled off to become a studio apartment. HVAC recently installed, 2 year old water heater. Also has 750 sq.ft. living quarters above, with vaulted ceiling, one bedroom, one full bath, 10x16' deck off bedroom with sliding glass patio door & one bath, plus pellet stove. Located in the Spangle area off Smythe Road. Call for all the details, 509-245-3718 or 509-904-5552 leave message no texts

DREAMING OF THE PERFECT BUILDING THIS YEAR?
Cordis Designs designs shops, garages, barns & barndominiums, residences, warehouses, aircraft hangars & much more! Design drawings, calculations, permit support & quick turnaround. Call or text, 509-869-0976

HOME ON 2.9 ACRES WITH EASY ACCESS TO HWY 395
4 bedrooms, 2 baths, 3199-B Bulldog Creek Road, Valley. $329,000. Sue Palmer, Real Estate Marketplace NW, Inc. 509-435-2745

FOR SALE BY OWNER 12.6 ACRES IN ELK WASHINGTON
Ready to build or live, has water, power, sewer & creek, road into property, fenced & crossed fenced, paved road runs past, 1-1/2 miles to Highway 2, 25 miles from Spokane, lakes, camping, skiing, schools, churches close by, $265,000. Call or text 509-939-8166 Pend Oreille

REVERSE MORTGAGE
A Better Way to Retire! Call 208-762-6887. Local representative, free information. Larry Waters, NMLS #400451. Mutual of Omaha Mortgage, NMLS #1025894. (These materials are not from, or approved by, HUD or FHA. Subject to Credit Approval.) M00MR.1219.23. Equal Housing Lender. Serving Idaho & Washington

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& manufactured homes newer than 1980. 509-939-8820

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Cavco Homes, Fleetwood Homes & Palm Harbor Homes with online pricing including delivery & set up. The Home Boys, 3335 Travel Plaza Way, Pasco, WA 99301, 509-416-2840 or The Home Boys, 15906 E Sprague, Spokane Valley, WA, 99037, 509-481-9830, or online: www.-TheHomeBoys.com Open 7 days a week 9am-5pm

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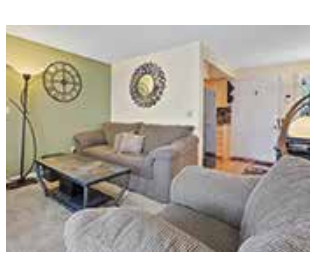
DO YOU NEED A SHOP? NEED A WAREHOUSE? NEED MORE STORAGE?
Call the Northwest's Largest Pole Building Contractor, Steel Structures America, 1-888-598-8166 or visit www.SteelStructuresAmerica.com

ALMIRA HOME FOR SALE BY OWNER
600 sq.ft. 1 bedroom, 1 bath home sitting on 0.41 acre lot. Quiet, conservative, wheat town. Fishing lakes within 25 miles, $145,000. Call or text 509-641-0510 Almira

SCENIC LIVING ON NEARLY 10 ACRES
Don't miss seeing this 4 bedroom, 4 bathroom home in person at the Open House Saturday, June 20, 1:30 pm - 4:00 pm, 21407 N. Spotted Rd, Deer Park. Enjoy the large kitchen with island overlooking the spacious living room, a separate office, main floor laundry, & a huge upstairs bonus room/loft with private bathroom. The primary bedroom has an amazing en-suite with large soaking tub, separate sinks, & two walk-in closets. In addition to the 3-car attached garage, there is a large 30 x 48 shop with a separate workroom. Revel in the expansive views from your backyard, enhanced by a stunning water feature, complete with its own beach! Offered at $899,000, Robin Morrow, 509-818-5600, Windermere Valley

PANORAMIC VIEWS! COUNTRY LIVING!
This custom built 3 bedroom, 2 bathroom two-story home showcases quality craftsmanship & thoughtfully designed living spaces. The chef's kitchen features quartzite countertops, stainless steel appliances, a grill-top range, & abundant natural light. Cozy up by the fireplace or spread out between two family rooms. The spacious primary suite offers a walk-in closet & private ensuite bath. Outside, relax on the charming country-style front porch, tend to the raised garden beds, & enjoy the fenced backyard, pasture, & RV parking. A heated attached tandem garage includes a third door for added convenience. Plus an impressive 30x40 shop with a restroom. Open House Saturday, June 20, 11:30am-1:30pm, 5710 E Greenbluff Rd. Offered at $899,900, 5710 E Greenbluff Rd, Colbert. Call Barb Frye, 509-220-4373, Amplify Real Estate Services



HIGHLANDS CONDO ON FIVE MILE NEW PRICE!
1823 W Northridge Ct, Spokane. Charming & convenient townhome living. Fall in love with this adorable 1 bedroom, 1 bathroom townhome offering comfort, simplicity, & style. Perfectly situated in a convenient location close to everyday amenities, this cozy home is ideal for those seeking low-maintenance living without sacrificing charm. New Price! $159,900, call Barb Frye, Amplify Real Estate Services 509-220-4373

SPACIOUS DEER PARK HOME ON .41 ACRE PROPERTY
4 bedroom, 2 bath, 2284 sq.ft. home truly designed for entertaining. Enjoy convenient access to the back deck from both the kitchen & the primary bedroom. Cozy wood burning fireplaces warm both the living room & basement. The basement offers additional living space with a rec. room, bedroom, laundry area, & utility room. Plenty of parking, a circular driveway, room for your RV & boat, plus a large carport leading to the attached 2 car garage. The backyard is perfect for family gatherings, barbecues, and to watch your children play. $480,000. Linda Schoening, Real Estate Marketplace NW, Inc. Call or text, 509-701-3842

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Money to lend on homes, land, commercial & investment property. No owner occupied. Fix & flip, rehab, & buy & hold. I also buy properties! Contact me for all your real estate finance needs. For a quick response, please e-mail the scenario to Dan, dg8603@gmail.com or call/ text, 509-217-2456

7 ACRES IN THE HEART OF THE GROWING CITY OF DEER PARK
Zoned Diversified Commercial, CD, has access from Main Street & Fir Street. Would make a great location for apartments, retail space, office space, medical building, and more, $1,228,000. Brandon Palmer, Real Estate Marketplace NW, Inc. 509-998-2203

CHARMING MOVE-IN READY ON NEARLY HALF ACRE
In Nine Mile Falls. This beautiful 3 bedroom, 2 bathroom home blends cozy comfort with technology. The heart of the home features a kitchen equipped with a touchless faucet with a work station sink and accessories, along with an induction range with a built-in air fry oven. Enjoy personalized comfort with dual thermostats that independently control the living and bedrooms, while a QuietCool attic fan keeps the entire home naturally cool all summer. Unwind in the main bath, complete with an anti-fog LED mirror featuring three custom light settings. The tree-lined lot offers a serene, park-like atmosphere for ultimate privacy, or a short drive takes you to Riverside State Park. The property also features two yard sheds, perfect for a workshop, hobby studio, or extra storage. 6449 Circle Dr. Offered at $370,000, Lonnie Castillo, 509-903-3807, Deese Real Estate

10 ACRES OF HEAVILY TIMBERED PROPERTY
With spring & power on site. Located on Stagecoach Road 20 miles south of Lewiston, $275,000. For sale by owner, call 208-746-0695 or text 208-791-8666

VIEWS OF WAITTS LAKE!
Two secondary lots with beach access! Live in home on both parcels or sell the other, $795,000. Jim Palmer Jr., Real Estate Marketplace NW, Inc. 509-953-1666

OPEN HOUSE HIT LIST

Our Convenient Clip & Carry Index, Cut It Out & Find a House!

Friday June 19, 4:30pm-7pm

704 E. Crawford, Deer Park
6 Bed, 3 bath multi-generational home
$539,000
Jane Reilly, 509-951-1143
Real Estate Marketplace, NW Inc.

Saturday, June 20, 11:30am-1:30pm

5710 E Greenbluff Rd, Spokane
3 Bed, 2 Bath, 30x40 Shop
$899,900
Barb Frye, 509-220-4373
Amplify Real Estate Services

Saturday, June 20, 12pm-3pm

700 N Chisholm Ct, Post Falls
3 Bed, 4 Bath, Highlands Golf Course
$1,195,000
Kristine Phillips, 208-797-1764
Lakeshore Realty

Saturday, June 20, 1:30pm-4:00pm

21407 N Spotted Rd, Deer Park
4 Bed, 4 Bath,10+/- Acres, 30'x48' Shop
$899,000
Robin Morrow, 509-818-5600
Windermere Valley

Saturday, June 20, 12pm-4pm

1601 E Marilyn Cir, Deer Park
4 Bed, 3 Bath, 2213 Sq Ft, Open Layout
$454,000
Sharma Meckelson, 509-599-4475
Windermere North/Deer Park

the Exchange 509.922.3456 *call/ text* www.PacificNW.Exchange

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INVESTORS SPECIAL! ONE LEVEL HOME IN NORTH SPOKANE
Extra parcel, get 2 lots with this home! 2 bedrooms, 1 huge bathroom, large primary, perfectly located! Extra lot behind for you to build a huge shop or ADU or other property? Close to shops & bus route, carport for 2 vehicles, detached garage, $279,000. Ana Wahl, Best Choice Realty, 509-714-1088

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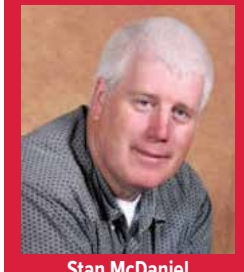
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BrandonPalmer2@gmail.com

Jim Palmer Jr.
Cell: 509-953-1666
Mtman4fun@aol.com

NW MOTORSPORTS Report

"Going fast is your job...Telling people about it is ours...!"

WEBB'S SLOUGH CELEBRATES 20TH SEASON WITH SPRINT BOATS

The water and action flies high at Webb's Slough on both June 20 and Aug. 29. File photo

ST. JOHN, Wash. — The crazy idea of staging a jet sprint boat race in a wheat field in relatively the middle of nowhere proved to be not as nuts as dirt sounds.

Webb's Slough in the tiny 599-person population inhabiting the community of St. John in Whitman County celebrates its 20th year Saturday, June 20.

To properly experience jet sprint racing one cannot do that from a television or computer screen, insists Amanda Webb, who with husband Matt, staged their first slough event in July, 2007.

"I want everybody to know, they should see this sport live and in person," Webb wrote in an email. "It is incomparable to what you see on TV."

In a matter of a few months 20 years ago the Webbs went from the prospect of a career as alfalfa farmers to now operating the longest standing sprint boat track in the United States.

It was just weeks before that first show that a former wheat field, turned to a crop of alfalfa, was excavated to be home of a jet sprint track.

The Webbs had never even seen a race before they literally uprooted the crop that was destined to feed their family.

Despite all that, "We've raised three children here and built a wonderful business," Amanda Webb says.

The racing program features three distinct classes arranged by power who race against the clock in a serpentine race course. Following a series of runs in and around —and sometimes over islands — the quickest team wins.

Race fans can view in bleachers up front and close to the action, taking the chance of getting doused in an errant wave. Or they can take lawn chairs and view the racing from a series of tiered benches.

Looking back over the past 19 years, the Webbs have built more than just a race track.

"We are forever grateful for all that have been involved," Amanda Webb said. "We've met some incredible people because of sprint boat racing and I wouldn't change that for the world, but I'm glad we were young and crazy when we were given the idea to put a sprint boat track in our alfalfa field."

If seeing the June 20 race does not fit into your schedule a second race take place, Aug. 29. Make sure to see a race at least once!

Visit www.webbsslough.com for more information.

HARVICK DOMINATES AT STATELINE

NASCAR Cup driver Kevin Harvick scored a dominating win, June 13 at Stateline Speedway. Stateline Speedway photo

STATELINE, Idaho (June 13, 2026) — NASCAR Cup regular Kevin Harvick set fast time to earn the pole and then ran to the checkered flag winning the Spears CARS Tour West Northwest RaceCals Pro Late Model "Road to the Idaho 200" at Stateline Speedway.

Harvick led flag-to-flag in the 150-lap race, scored a 1.228 second victory on the quarter-mile oval ahead of Tyler Herzog and Haeden Plybon to collect the $7,500 first place money. Twelve of the 24 starters completed all 150 laps.

Thomas Stanford and Andrew Riehl completed the top-five finishers.

To date, the Northwest Pro Late series races have produced three different winners in as many races with Thomas Stanford capturing the April 11 Tri City Raceway event while Alan Cress won the April 25 Wenatchee race.

Next race is June 27 at Evergreen Speedway in Monroe.

CARLSON CAPTURES NWSLM'S CANADIAN DEBUT

Brandon Carlson with family following his win in the inaugural "Kennedy Classic 150" at Saratoga Speedway on Vancouver Island, June 13. NWSLM photo

Black Creek, British Columbia (June 16, 2026) — Brandon Carlson dominated the inaugural "Kennedy Classic 150" at Saratoga Speedway on Vancouver Island, as the Northwest Super Late Model Series visited Canada for the first time in series history.

Carlson took home $10,000 for the rich win, $1,000 for the "John J.R. Edgett Memorial Pole Award" and $6,000 in lap leader money from Northern Provincial Pipelines Ltd., for a haul exceeding $17,000 after contingencies. Carlson was driving a brand-new Port City Racecars Phase II Chassis from Jefferson Racing and led wire-to-wire.

He finished ahead of Kyle Cottam, Michael Haslam, Darryl Midgley and Christopher Kalsch.

The next event for the Northwest Super Late Model Series will be the "Weathergaurd 200" at South Sound Speedway (WA) on August 1.

NW MOTORSPORTS Report

Ask us how we can help YOU! 509-220-8018 | nwmotorsportsreport@gmail.com

Paul Delaney has been writing about Motorsports in the Pacific Northwest since 1976. He welcomes learning about your racing accomplishments.

REAL ESTATE

ENDLESS POTENTIAL 3574 SQ FT IN SPRAGUE
On a 15,000 sq ft triple lot! Dated charm. The functional main floor features 3 spacious bedrooms, a full bath, an inviting living room with large windows, a formal dining area, & convenient main-floor laundry. Downstairs, the expansive basement with high ceilings offers 3 additional bedrooms (non-egress) & a vast unfinished space—perfect for a future recreation room, home gym, extra bathroom, & storage. HVAC setup featuring a heat pump with forced-air A/C alongside radiant floor heating. This home also includes a sprinkler system, a 1 car garage, & a breezeway. Just across the alley, the bonus lot, boasts a large storage shed & mature fruit trees. Offered at $300,000. 503 W 3rd St, Sprague. Lonnie Castillo, 509-903-3807, Deese Real Estate

LakeCountryUSA.com
Deer & Loon Lake, the recognized authorities. Tamarack Realty, 509-999-6354

BUSINESS OPPORTUNITY IN GROWING DEER PARK!
Amazing Auto Body Shop with the equipment included, 111 W. First Street, $1,100,000. Sue Palmer, Real Estate Marketplace NW, Inc. 509-435-2745

LOOK NO FURTHER! BETTER THAN NEW IN DEER PARK!
No need to wait for new construction. This home features modern finishes, 3 main floor bedrooms, including a spacious primary suite with a relaxing soaking tub. Enjoy the flexibility of a huge upstairs bonus room with double closets that can easily serve as a 4th bedroom, media room, playroom, or guest space, a full bathroom, & large loft area perfect for a home office or second living room. With functional space, no HOA, and a layout rarely found at this price point,. Open House Saturday, June 20, 12pm - 4pm, 1601 E Marilyn Cir. Offered at $454,000, call Sharma Meckelson 509-599-4475, Jeff Hunsaker 509-701-0690, Windermere North/Deer Park

Open Wednesday-Monday!
5207 E. Trent, Spokane
509-534-8491

MOTIVATED SELLER! NEARLY 1/3 ACRE IN SPRAGUE
Room for everyone! No neighbors to the right or left of the property. This 3 bedroom, 1 bathroom home is move-in ready! Features all new appliances, a new roof, electrical panel upgrade & some new windows. Freshly painted kitchen, living room, & bedrooms. Wake up in the morning with sunlight & scenic views in the secluded & private nature of the property. Built-in kitchen cabinets, inviting archways, spacious living room, big & bright primary bedroom, extended shop, & other outbuildings, as well as plenty of level parking. Easy access to 1-90, & is about 30 minutes from Spokane. 309 North H Street, Sprague, offered at $214,000. Lonnie Castillo, 509-903-3807, Deese Real Estate

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We buy houses in any condition. Get a fair cash offer within 24 hours! Call today. Liz Buys Houses, 833-359-4707

TWO BEDROOM APARTMENT FOR RENT IN NORTH SPOKANE
Located 1216 N. Cochran, $1100 month. For more information call or text, 509-655-5606

ENJOY THIS SUMMER AT CLEAR LAKE PINES BEACH CLUB
Cute 10x22' cabin with covered porch with insulated walls, kitchen cabinets, double sink, power & hook-ups for a stove & hot water. Includes a large 12x20' storage shed with power, plus an additional metal shed with power. Full hookups for motorhomes, shared 2 party well access & seasonal park water. Just a 5 minute walk to beach access, fishing dock, boat launch, swimming area & playground, $145,000. Call Rust Brown, 509-979-5886 Amplify Real Estate

DEER PARK HOME PERFECT FOR MULTI-GENERATIONAL LIVING
Open House, Friday June 19, 4:30pm-7pm, 704 E. Crawford, Deer Park. 6 bedrooms, 3 baths, spacious rooms, updated kitchen & bathroom finishes, beautiful LVP flooring, perfect balance of historic charm & contemporary convenience. Beautiful fireplace, unique indoor BBQ, full living quarters in the basement. Spacious garage, two heated shops perfect for hobbies or projects, breezeway with a hot tub connection. Located in the heart of Deer Park, $539,000. Jane Reilly, Real Estate Marketplace, NW Inc., call or text, 509-951-1143

Guess Who?
I am an actor born in South Korea on June 16, 1972. I first rose to fame in a film franchise opposite Kal Penn. I also portrayed a character in the reboot of the "Star Trek" franchise. I made history as the first Asian American actor to star in a mainstream Hollywood thriller.
Answer: John Cho

509-922-3456

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2013 DODGE RAM
Death of spouse forces sale. New engine with 2 years remaining on warranty, new tires 2WD/4WD. After market backup camera, radar detector, new Tonneau cover, $13,500. Call or text 425-238-4279 Quincy

2002 SUBARU FORESTER L AWD
4 cylinder, automatic, 188,000 original miles, most options, oil changed, cold AC, $1495 or best offer. 509-489-5286 Spokane

1932 FORD ROADSTER
Fiberglass body, crate 383 engine, th350 transmission, Ford 9" rear end, very nice street rod, black in color, maroon interior & soft top, less than 1300 miles. Turn key, owner passed, asking $36,500 or best offer. Call or text, 509-860-5478 Omak

DICK WOLLER BODY SHOP
Restoration services for cars, trucks, hot rods & classic cars. Custom solutions for wiring, welding & fabrications, paint & graphics. Rust repair is our specialty! Due to cancellations, I have availability! Find us on Facebook at Dick Woller. By appointment only, 208-889-1688 Post Falls

2007 FORD FUSION SE
4 cyl, automatic, cold AC, loaded, nice tires, custom wheels, all around good dependable car, $1495 or best offer. 509-489-5286 Spokane

IN ACCORDANCE WITH
The revised code of Washington (RCW 46.55.130), Randy's Towing #5664 will sell to the highest bidder. There will be 3 vehicles on Monday, June 22, 2026. Prior inspection will be from 11am until 12pm. This company can be contacted at 509-663-8471 for questions regarding this auction. This sale location is 353 Malaga-Alcoa Hwy, Wenatchee

2006 JEEP GRAND CHEROKEE LIMITED
4.7 liter motor, new transmission, 125,000 miles, color black, interior grey leather, very good condition, $4950. 509-464-2730 Spokane

PAYING CASH FOR JUNK OR REPAIRABLE RVS & CARS
Dependable, reliable service. Call Good Guys Towing, 509-218-2190 Spokane

FJ40 1977 TOYOTA LAND CRUISER
V8 conversion, motor is not running but was, minimal body rust, $12,000 or best offer Call or text 509-994-0213 or 509-954-9240 Deer Park

2001 FORD F250 XLT SUPERDUTY EXT. CAB 4x4
Automatic, AC, 7.3 diesel, 165,000 original miles, very clean pickup truck, $18,500. More pictures at www.GreatNorthernEquip.com Calls only, 509-535-4427 Spokane

1980 EL CAMINO WITH CANOPY
New 350 Edelbrock carburetor, master brakes system, distributor, ignition, good tires, custom wheels, classic car, very clean, $4750 or best offer. Leave message 206-271-4935 Wenatchee

2015 FORD TRANSIT CONNECT XL
165,608 miles, $10,588. Come test drive today! Globe Motors, 3711 E. Sprague, Spokane. www.-GlobeMotorsUSA.com Call/ text: 509-712-3057

2013 TOYOTA PRIUS C HYBRID
1.5L, super clean, $7795. Come test drive today! Globe Motors, 3711 E. Sprague, Spokane. www.-GlobeMotorsUSA.com Call/ text: 509-712-3057

1916-1990 LICENSE PLATES
Washington, Idaho, Montana, Oregon, register your vintage year license plates to the same year auto, pay only a one time fee. 509-926-9266; 509-999-9855 Spokane, dlee40@comcast.net

2000 BUICK LESABRE CUSTOM
V6 automatic, light bronze color, second owner, low miles, no accidents, no smoking, 6 seat belts, runs great, lots of power, well maintained, new tires, $3600. Call or text, 509-220-0450 Spokane

IN ACCORDANCE WITH THE REVISED CODE
Of Washington (RCW 46.55.130), Randy's Towing #5244 will sell to the highest bidder the following vehicles on Thursday, June 25, 2026 at 12pm. Prior inspection will be from 11am until 12pm. This company can be contacted at 509-422-3170 for questions regarding this auction. The sale location is: 2135 Elmway, Okanogan. International Pickup, 61466Z, #FHA-12627; 2001 Dodge Durango, BEA9365, #1B4H-S28N91F587920; 1970 Honda SL350, #SL350102-0319; 1999 Dodge Dakota, D93536B, #1B7G-G22Y7XS227371; 2015 Toyota Rav4, BHZ1600, #2T3DFREV0FW319881

2003 FORD RANGER
Regular cab short box, 4 cylinder, 5 speed, 180,000 original miles, nice tires, runs & drives, excellent $2295 or best offer. 509-489-5286 Spokane

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SPOKANE'S BIGGEST AUTOMOTIVE SWAP MEET
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2010 TOYOTA COROLLA
Great first car, $6869. Come test drive today! Globe Motors, 3711 E. Sprague, Spokane. www.-GlobeMotorsUSA.com Call/ text: 509-712-3057

2005 FORD FOCUS
2x4, runs & drives great, $3995. Come test drive today! Globe Motors, 3711 E. Sprague, Spokane. www.-GlobeMotorsUSA.com Call/ text: 509-712-3057

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2014 MINI COOPER S *Stock #12689* (AWD)	WAS $8,995	$2,988
2005 JEEP LIBERTY *Stock #11997* (4x4)	WAS $4,995	$2,988
2014 KIA SOL *Stock #12691* (auto, Great gas saver!)	WAS $4,995	$2,988
2006 CHRYSLER PT CRUISER *Stock #12592* (Automatic)	WAS $4,995	$3,988
2005 CHRYSLER SEBRING LX *Stock #11317* (90k Actual miles)	WAS $4,995	$3,988
2004 FORD EXPLORER XLT *Stock #12810* (Nice Wheels & Tires)	WAS $4,995	$3,988
2003 CHEVY TAHOE *Stock #11399A* (4 Wheel Drive, New Tires)	WAS $5,995	$4,988
2004 MONTE CARLO *Stock #12729* (good miles, sporty)	WAS $6,995	$5,988
2010 SUBARU OUTBACK *Stock #12305* (Leather)	WAS $7,995	$6,988
2010 FORD TAURUS SEL *Stock #12807* (Loaded)	WAS $8,995	$7,988
2016 CHEVY TRANSVERSE LTZ *Stock #12819* (3rd Row, AWD, New Tires & Wheels)	WAS $9,995	$8,988
2015 LINCOLN 10KC *Stock #11486* (AWD, Super Nice)	WAS $11,995	$10,988
2015 DODGE RAM 1500 *Stock #12820* (4 Door, Hemi, New Tires)	WAS $14,995	$13,988
2019 CHEVY 1500 Z71 *Stock #12800* (Super Nice Truck!)	WAS $16,995	$15,988
2016 DODGE RAM LONGHORN *Stock #12811* (Crew Cab, Long Bed, Hemi, Lifted)	WAS $18,995	$17,888

509-279-2302
509-393-4674 CELL
www.TKAutoSalesSpokane.com

SPOKANE ASSOCIATION OF REALTORS®

2026 Monthly Home Sales Report for May

UNIT SALES DOWN 10.9%

Closed sales for **May 2026** total **530** compared to May 2025 when the total was 595.

MEDIAN PRICE DOWN 3.3%

The median closed price for **May 2026** was **$435,000** compared to May 2025 when the median price was $450,000.

**NOTE: Does not represent home values.*

INVENTORY UP 14.8%

Inventory at the end of **May 2026** totaled **1,441** units, which is a **2.7 month supply**. At the end of May 2025 there were 1,255 units, a 2.1 month supply.

**NOTE: Months supply based on closed sales for May.*

NEW LISTINGS UP 3.8%

The number of new listings **May 2026** was **1,001**, compared to May 2025 when 964 new listings were reported.

NOTE: Information comes from the SAR's Monthly Activity Report which looks at single family residential/site-built properties on less than one acre and condominiums.

CARS, TRUCKS & SUVs

V8 AUTO SALES HAS A GREAT SELECTION OF USED VEHICLES
Check out our website, www.V8AutoSales.com We offer a great variety of quality used vehicles. Easy financing OAC. Call or stop by V8 Auto Sales, 6612 N. Market Street, Spokane. 509-866-1313

LIKE NEW 2011 FORD FIESTA SES
61,000 original miles, 4 cylinder, automatic, loaded, simulated leather, tinted windows, sunroof, good tires, runs & drives excellent, oil changed, towed behind motorhome $4495 or best offer. 509-489-5286 Spokane

1992 4X4 CHEVY SILVERADO
140,000 miles, $5000. 1988 4x4 Chevy Silverado, 132,000 miles, $5000. 1993 Ford Taurus, 115,000 miles, $3000. Call 208-661-0359 Cataldo

2019 NISSAN NV200 SV
116,955 miles, nice van, $14,169. Come test drive today! Globe Motors, 3711 E. Sprague, Spokane. www.GlobeMotorsUSA.com Call/ text: 509-712-3057

BUYING JUNK CARS, REPAIRABLE RVS
Old motorcycles too. Dependable service! Good Guys Towing, 509-218-2190 Spokane

2017 FORD TRANSIT 250
Low roof 130, RWD, 121,809 miles, $17,795. Come test drive today! Globe Motors, 3711 E. Sprague, Spokane. www.GlobeMotorsUSA.com Call/ text: 509-712-3057

1935 FORD COUPE
Small black Chevrolet, running gear, 12 bolt Chevelle rear end, excellent car to start with, runs & drives, mustang front suspension, $18,000 or best offer. 509-489-5286 Spokane

NOW BUYING OLD MOTORCYCLES & PARTS
Dependable, reliable service. Call Good Guys Towing, 509-218-2190 Spokane

2006 JEEP GRAND CHEROKEE LIMITED
4.7 liter motor, new transmission, 125,000 miles, color black, interior grey leather, very good condition, $4950. 509-464-2730 Spokane

IN ACCORDANCE WITH
The revised code of Washington (RCW 46.55.130), Randy's Towing #5664 will sell to the highest bidder. There will be 3 vehicles on Monday, June 22, 2026. Prior inspection will be from 11am until 12pm. This company can be contacted at 509-663-8471 for questions regarding this auction. This sale location is 353 Malaga-Alcoa Hwy, Wenatchee

2004 CHRYSLER PT CRUISER GT TURBO
4 cylinder, automatic, loaded, leather, sunroof, decent tires, custom wheels, runs & drives good $2295 or best offer. 509-489-5286 Spokane

DONATE YOUR CAR TO VETERANS TODAY!
Help & Support our Veterans. Fast, free pick up. 100% tax deductible. Call 800-245-0398

2008 PONTIAC G-5
4 cylinder automatic, most options, cold AC, tinted windows, like new tires, custom wheels, oil changed, runs & drives good, decent car, $2295 or best offer. 509-489-5286 Spokane

NOW BUYING OLD MOTORCYCLES & PARTS
Dependable, reliable service. Call Good Guys Towing, 509-218-2190 Spokane

WE BUY GOOD USED BIKES, ATV & SIDE BY SIDES
Call Allsport today 509-926-5044 or drop by 19505 E Broadway, Liberty Lake 99016. We sell Polaris, Honda, Yamaha, Indian, Victory, Can Am, Seadoo, Slingshot & KTM

2017 CAN-AM SPYDER TOURING MOTORCYCLE
21,000 miles, gray in color, kept garaged, well maintained, $12,000. Call or text, 509-750-6261 Moses Lake

PRIVATE LARGE RV STORAGE, DEER PARK AREA
14' doors, electricty, 55 ft. drive through bay, $400 per month. 52 ft. bay, $350 per month, both bays $675 per month. Call 360-722-9683 Deer Park

RVs, MOTORCYCLES & BOATS

1991 14FT LIVINGSTON FISHING BOAT & SHORE LANDER TRAILER
Two stroke 35hp Mercury outboard motor. 2hp Honda 4 stroke. Tandem steering, fully enclosed, removable top & sides. Brand new tires, put on the trailer June 12, $4200 cash only. Call or text, 509-701-6905 Spokane

1988 14 FT HEWESCRAFT, GOOD RIVER BOAT
Aluminum, River Runner model, center console steering wheel. 2011 30hp Mercury outboard motor, F30ELPT Model, electric start. 1986 Shorelander Midi boat trailer, single axle, newer tires, spare tire, trailer tongue wheel. Garmin fish finder, 2 gas cans, starting battery, upfront custom storage locker, receiver for fish pole holder, $7000. Call 509-792-5628 Kennewick

1981 SAILBOAT 25' USS BELOIT
Made by Bayliner with deep thin teal tan HP Honda motor, sleeps 5, cooler, enclosed porta potty, alcohol stove, knot meter, depth finder, Sail type sails, two main, two head, spinnaker with all lines; tan hardware, plus more items, E-Z Loader trailer with 8' extendable tongue, boat stored indoors. For more information email 66bobmere@gmail.com or leave message, 208-305-2148 Lewiston

1969 GLASSPAR AVALON 15' BOAT
Comes with EZ loader boat trailer, clear title for both boat & trailer, $2200 or best offer. Please call or text Steve, 509-998-9636 Spokane

55 & UP RV LOT FOR RENT, AVAILABLE NOW!
Almost an acre, pets okay, full RV hook-ups, fenced & gated, very safe, clean & peaceful, $695 month. Dragoon Creek, Deer Park area, 10 miles North of Spokane on Hwy 395. Call 509-484-1102

MOBILE RV SERVICE TECHNICIAN FOR SERVICE OR REPAIR OF ALL
Makes & models of RVs, 5th wheels, travel trailers, motorhomes, etc. Also move & relocate RVs of all types. 30+ years experience in the business. Fast, professional service, reasonable rates. Please call or text 208-783-5229 Post Falls

LOON LAKE RV RESORT IS OPEN YEAR ROUND & HAS LONG TERM SPACES
Available. New RV park with full hook ups, huge spaces, $500/ month includes water, sewer, garbage & excellent wi-fi, electricity is 12¢ per kw hour. Located 1 mile north of Loon Lake. Call or text, 509-991-9516

2003 HARLEY DAVIDSON HERITAGE SOFT TAIL CLASSIC
100 Anniversary edition, 17,000 miles, never been down, always garaged, lots of extras. Plus 6x10' cargo trailer all set up to haul motorcycle $15,250. 509-994-0029 Spokane